

COUNTRY LIFE

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AND COUNTRY PURSUITS.

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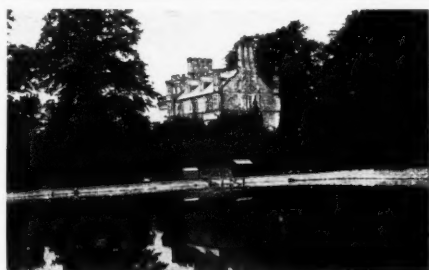
SATURDAY, JUNE 13th, 1903.

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MESSRS. WALTON & LEE,
LAND AGENTS,
10, Mount Street, Grosvenor Square, London, W.

MESSRS. WALTON & LEE,
SURVEYORS,
10, Mount Street, Grosvenor Square, London, W.

MESSRS. WALTON & LEE,
AUCTIONEERS,
10, Mount Street, Grosvenor Square, London, W.



THE ABOVE HISTORICAL MANSION, situated in the West Riding of Yorkshire, near a village with telegraph office, and four miles from a station, to be LET, Furnished, with 2,000 acres of shooting and several miles of fishing in a salmon river and trout stream. It stands on high ground, in a well-timbered undulating park of about 250 acres, commanding good views, and contains five reception and billiard rooms, 27 bed and dressing rooms (two fitted baths); and stabling for 30 horses, four cottages, and farm-buildings; the Residence is lighted by acetylene gas, and there is an abundant supply of water raised by means of a ram; matured pleasure grounds surround the residence; productive kitchen garden, and a full complement of glasshouses. Excellent grassland may be had.—Personally inspected and recommended by Messrs. WALTON & LEE, 10, Mount Street, London, W. (18,456.)

CHARMING SUMMER RESIDENCE on the borders of Herts and Essex, within easy reach of golf links.—To be LET for six weeks, from 1st August, fine old-fashioned RESIDENCE, standing in grounds of about eight acres, and containing seven bed, two dressing, and three reception rooms, servants' hall, and good offices; stabling for three horses, and man's room, also another room obtainable in gardener's cottage by arrangement. Squash racquet court.—Messrs. WALTON & LEE, 10, Mount Street, London, W. (18,489.)

WEST SUSSEX (one-and-a-half miles from Billingshurst Station on the Portsmouth section of the L.B. & S.C. Ry., five miles from Pulborough, eight miles from Bournemouth, ten minutes' walk from church, post and telegraph, and about one-and-a-half hours by rail from London, Victoria).—The very attractive Freehold Residential, Sporting and Agricultural Property known as **THE TEDFOLD ESTATE**, covering an area of nearly 450 acres, and comprising a very superior Family Residence, occupying a charming site on a slight eminence commanding extensive views, approached by a long carriage drive through park with pretty lodge, and containing lofty hall, five reception rooms, eleven bedrooms, bathroom, and excellent offices; also range of capital stabling, charming pleasure grounds, splendid set of farm-buildings, farm-houses, homesteads, and cottages; park of 90 acres, woodlands, valuable grassland about 240 acres in extent, and productive arable lands in a high state of cultivation, the whole having been farmed by the owner since the year 1870, and thoroughly adapted for the breeding of high class animals, for which the Estate has long had a great reputation. The covers on the property are well arranged for shooting, and the Residence is within easy distance of the meets of Lord Leconfield's and the Crawley and Horsham Foxhounds, and the Warnham Staghounds, thus making the property eminently desirable for a sporting man desirous of being within easy distance of Town.—Messrs.

WALTON & LEE will offer the above for SALE by AUCTION, at the Mart, E.C., on Tuesday, 7th July, 1903, at 2 o'clock precisely (unless previously sold privately).—Particulars of J. F. A. COCHING, Esq., Solicitor, Horsham; and with orders to view, of the Auctioneers, 10, Mount Street, London, W.



KENT (near Tunbridge Wells; two-and-a-quarter miles from the Tunbridge Wells stations, on the South-Eastern and Chatham, and the London, Brighton, and South Coast Railways, three-quarters of a mile from the village of Pembury, with post and telegraph offices, and 34 miles from London).—The exceptionally choice and most attractive FREEHOLD RESIDENTIAL ESTATE, distinguished as "Oakleigh," occupying a magnificent site about 500 feet above sea level, commanding splendid panoramic views such as cannot be excelled even in this highly favoured district, and comprising the above handsome Italian Mansion, containing splendid entrance hall, a superb suite of reception rooms, fitted in the most sumptuous manner, capital billiard room, 14 bed and dressing rooms, bathroom, servants' hall, and excellent domestic offices; with first-class modern stabling for 24 horses, superior lodge, gardener's house, four cottages, and most tasteful pleasure grounds, with handsome lawns and shrubberies, a number of detached outbuildings, and very valuable parklands most tastefully adorned with ornamental timber, the whole Property embracing an area of 38a. 0r. 27p., or thereabouts.—Messrs.

WALTON & LEE will offer the above for SALE by AUCTION, at the Mart, E.C., on Tuesday, June 23rd, 1903, at 2 o'clock (unless previously sold privately). Possession will be given on completion of purchase. Particulars of Messrs. GUSH, PHILLIPS, WALTERS & WILLIAMS, Solicitors, 3, Finsbury Circus, E.C., and the Auctioneers, 10, Mount Street, London, W.

Beautifully-situated Castle, with Grouse and other Shooting, Salmon and Trout Fishing. Two hours from Glasgow, six from Manchester and Liverpool, and ten from London.

TO BE LET, for the Summer months, or by the year, a well-appointed CASTLE, beautifully situated on the banks of a river, together with about 2,000 (or more) acres of good shooting (grouse, partridges, pheasants, woodcock, deer, hares, etc.), and about one mile of salmon and trout fishing. The Castle is surrounded by finely-timbered grounds, and contains 27 bed and dressing rooms, day and two night nurseries, school-room, four bathrooms, five reception rooms, and ample offices; stabling for ten horses, men's rooms, and various cottages.—Apply Messrs. WALTON & LEE, 10, Mount Street, London, W. (18,119.)

CHARMING SUMMER RESIDENCE, WITHIN ONE HOUR OF LONDON.



IN THE BEAUTIFUL GUILDFORD DISTRICT—To be LET, for about ten or twelve weeks, from about the 1st of August, the above well-appointed RESIDENCE surrounded by finely timbered grounds of about 30 acres, with bowling green and cricket pitch; eighteen bed and dressing rooms, two bath-rooms, panelled hall, good billiard and reception rooms, and excellent offices; stabling for five horses, etc.—Apply Messrs. WALTON & LEE, 10, Mount Street, London, W. (18,499.)



SURREY (in the lovely district of Guildford).—The very choice Freehold RESIDENTIAL PROPERTY, known as the "Bradstone Brook Estate," situate about three-quarters-of-a-mile from Shalford Station, and three miles from the County Town of Guildford. The Property comprises the above charming Family Mansion, situate in a well-timbered park, and commanding magnificent views over the surrounding beautifully wooded hills. The House contains six reception rooms, twenty bed and dressing rooms, and commodious domestic offices; there is excellent stabling for eight horses, with coach-house, etc. The premises are lighted by electricity, and the drainage has recently been re-constructed in a most thorough manner, while the Mansion is heated by hot water. The pleasure grounds are splendidly matured, and the kitchen garden contains a full complement of glass. Situate conveniently near is a first-class set of farm-buildings with farm-house, and there are also a secondary residence and three well-built cottages. In addition to the foregoing, there are a number of enclosures of exceedingly rich park land and productive arable, the whole extending over an area of about 80 acres.—Messrs.

WALTON & LEE will offer the above by AUCTION at the Mart, London, E.C., on Tuesday, July 7th, 1903, at 2 o'clock precisely, unless mean while sold privately.—Particulars of Messrs. MURRAY, HUTCHINS, STIRLING & MURRAY, Solicitors, 11, Birchin Lane, London, E.C.; or of the Auctioneers, 10, Mount Street, London, W.

WITHIN twenty-five minutes of the City and West-end, in a favourite and healthy rural district, one-and-a-half miles from a main line station.—To be LET, Unfurnished, on lease, with early possession, a delightfully situated and comfortable RESIDENCE, approached by carriage drive, and containing seven bedrooms, three reception rooms, bathroom, and usual offices; good water and drainage. It stands on high land, surrounded by shady old lawns and pleasure grounds, inexpensive to maintain, with walled garden, orchard; stabling for twelve horses, harness and cleaning rooms, and gardener's and coachman's cottages, in all about three acres. If desired, park-like grassland adjacent could also be rented.—Strongly recommended by Messrs. WALTON & LEE, 10, Mount Street, London, W. (17,863.)



LUTON, BEDS. (on the outskirts of the town, and about three-quarters of a mile from the Midland main line station, which is under 40 minutes from London).—The valuable Freehold Property, known as, "Bramingham Shott," otherwise "Wardown," comprising the above perfectly appointed Family MANSION, approached by two lodge entrances, and containing billiard room, five reception rooms, eighteen bed and dressing rooms, three bathrooms, a perfect set of domestic offices, lofty cellars under the main building, together with a modern set of stabling for nine horses. The pleasure grounds are exceedingly beautiful and complete in every respect. There is an extensive kitchen and fruit garden, also conservatory, and four other glasshouses, rustic summer-house, and several useful farm-buildings. Also two picturesque freehold cottages and gardens, a valuable osier bed, six grand building sites of about 2 acres each, eminently suitable for the erection of gentlemen's residences, and about 20 acres of other building land ripe for development for varied purposes. The Mansion and pleasure grounds appeal strongly to City men desirous of obtaining a perfectly appointed residence well away from Town, and yet possessing exceptionally convenient means of access thereto.—Messrs.

WALTON & LEE will offer the above for SALE by AUCTION, at the Mart, Tokenhouse Yard, London, E.C., on Tuesday, the 23rd June, 1903, at Two o'clock precisely, in the following convenient Lots, unless part or whole be sold meanwhile privately:—

Lot.	Description.	Quantity.
1	Mansion, Pleasure Grounds, etc....	A. R. P. 11 2 36
2	North Cottage and Garden	0 1 13
3	Building Site	2 3 27
4	Do. and Set of Farm Buildings ..	2 0 19
5-6	Two Building Sites	5 2 10
7	Bridge Cottage and Building Land ..	2 2 39
8	Building Site	1 0 14
9	Osier Bed	1 1 17
10-14	Five Building Sites	22 1 15
Total Area		50 0 30

Particulars of E. SINGLETON, Esq., Solicitor, 2, Stuart Street, Luton, Beds.; or of the Auctioneers, 10, Mount Street, London, W.

NORTHAMPTON (near, two miles from the Pytchley kennels).—To be LET, Furnished, for the hunting season, a desirable old-fashioned RESIDENCE, well situated, and containing three reception rooms, thirteen bed and dressing rooms, and good offices; stabling for nine, coach-house; additional stabling can be had close by; good water and drainage.—Messrs. WALTON & LEE, 10, Mount Street, London, W. (17,422.)



CLAVERTON MANOR (500ft. above sea level; two-and-a-half miles from Bath, and close to first-rate golf links).—To be LET, Unfurnished, with fishing and about 620 or more acres of sporting. This handsome stone-built MANSION, beautifully situated, and commanding lovely and extensive views over the Wiltshire Downs and Avon Valley; entrance and inner halls, fine suite of reception and billiard rooms, 22 bedrooms, etc.; stabling for eleven, and quarters for coachmen and grooms; matured grounds with fine timber, together with parkland adjoining, about 35 acres; two walled kitchen gardens and small farmery; cottages and more land as required; excellent water by gravitation, and modern sanitation; hunting with two packs.—Inspected and recommended by Messrs. WALTON & LEE, 10, Mount Street, London, W. (17,242.)

BUCKS (in a favourite locality, and near a station).—For SALE, a very pretty compact Freehold PROPERTY of about 25 acres. The Residence comprises good reception rooms, about fourteen bedrooms, bathroom, lavatories, w.c.'s, and usual domestic offices, and it is seated in the midst of beautifully-timbered grounds; stabling, and other buildings in keeping with the place; the whole being in good repair. Early possession can be arranged for.—Personally inspected and strongly recommended by the Agents, Messrs. WALTON & LEE, 10, Mount Street, London, W. (16,742.)

MESSRS. WALTON & LEE, LAND AGENTS, AUCTIONEERS & SURVEYORS,
TELEPHONE: } 10, MOUNT STREET, GROSVENOR SQUARE, LONDON, W. { TELEGRAMS:
3645 GERRARD. } For continuation of Advertisements, see pages xiv. and xv. { "WALTONS, LONDON."

ALEX. H. TURNER & CO.,
AUCTIONEERS, ESTATE AGENTS, AND VALUERS,
69, SOUTH AUDLEY ST., GROSVENOR SQUARE, W.
Telephone 2753 Gerrard.
GUILDFORD, WEYBRIDGE, WOKING, AND READING.

IDEAL RIVERSIDE ABODE. 35 MINUTES FROM TOWN.



ON THE THAMES.—One of the prettiest places on the river, with frontage of 300ft. to the water's edge. The above charming Freehold RESIDENCE known as "Moiravale," Hampton Wick, with billiard and large reception rooms, thirteen bed and dressing rooms, bathroom, pretty hall, conservatory, and winter garden, servants' hall, and good domestic offices; the whole tastefully decorated and in superb order; excellent stabling; very charming grounds, glasshouses, boat-house, etc., in all nearly two acres; gas and water laid on; good sanitary arrangements; telephone. Unless Sold at once by Private Treaty, will be SOLD by AUCTION, July 14th, by ALEX. H. TURNER & Co., 69, South Audley Street, W. (The Sole Agents)



SHACKLEFORD (near Godalming; in strikingly beautiful country, high on sandy soil, delightful views; two miles from Godalming Station by footpath, three by road).—The exceedingly attractive Freehold RESIDENCE known as "Burden Hall," in the Old English Manor House style, with large hall, three other sitting rooms, nine bedrooms, good offices; most quaint gardens and grounds, and shady woodland, in all about seven acres; Company's water laid on. Possession on completion.

ALEX. H. TURNER & CO. are instructed to SELL this Property by AUCTION, at the Mart, E.C., on Monday, June 29th, at 2 o'clock.—Particulars of the Auctioneers, 69, South Audley Street, W.



At the purely nominal upset price of £4,500, with nine-and-a-half acres.

BURGESS HILL (between Haywards Heath and Brighton, in a fine high position, commanding panoramic views of rare beauty).—The well-known Freehold RESIDENTIAL PROPERTY, "Franklands," comprising a large Family Residence, with spacious lofty reception rooms, billiard room, 20 bed and dressing rooms, etc., entrance lodge; stabling, cottages; glasshouses, walled garden, beautifully-timbered pleasure grounds and park-like land, in all about 73 acres.

ALEX. H. TURNER & CO. will offer this Property by AUCTION, at the Mart, E.C., on June 29th, at 2 o'clock, as a whole or in several lots; the House with nine-and-a-half acres, comprising Lot 1, which will be offered at the nominal upset price as stated.—Particulars of Messrs. BUDD & Co., Solicitors, 33, Bedford Row, W.C.; and of the Auctioneers, 69, South Audley Street, W.

A BARGAIN.

WEYBRIDGE (on the high ground).—An excellent spacious old-fashioned Family RESIDENCE, with entrance lodge, long drive, beautiful old pleasure grounds, fine gardens, glasshouses, ample stabling, to be SOLD; a bargain. Inspection strongly recommended.—Full details of the Agents, ALEX. H. TURNER & Co., 69, South Audley Street, W., and Weybridge.

TO CITY MEN. 28 MINUTES OUT.

HERTS (high ground and deep gravel soil, in a beautiful spot).—To be LET on Lease, with immediate possession, a first-class Family RESIDENCE, in perfect order, in finely-timbered grounds and miniature park of 20 acres; four lofty reception rooms and twelve bedrooms, conservatory, range of glass; excellent stabling for seven, lodge, cottages, trout fishing.—Strongly recommended by the Agents, ALEX. H. TURNER & Co., 69, South Audley Street, W. (8446.)

ALEX. H. TURNER & CO.,
69, SOUTH AUDLEY ST., GROSVENOR SQUARE, W.

NICHOLAS, DENYER & CO.,
43, PALL MALL, S.W.,
And READING, TUNBRIDGE WELLS, and TONBRIDGE.

Country Seat; 20 bed; lake and park.



FOR SALE, on Main G.W. Ry., three hours from London a choice Freehold COUNTRY SEAT. The Residence, in heavily-timbered park, is approached through long drive with gateway lodge; 18 or 20 bed, two baths, billiard, four reception rooms; lovely old grounds, lake and stream; stabling, etc. Price very low.—Apply NICHOLAS, DENYER & Co., 43, Pall Mall, S.W. (9665.)

Seven bed; four-and-a-half acres; stabling; Cottage.



SOUTH DOWNS AND COAST.—£2,200, or will LET, this charming old-fashioned COUNTRY PROPERTY, situated in a lovely and well-wooded district.—Apply as above for particulars. (A 1316.)

HENLEY-ON-THAMES.—Charming old-fashioned RESIDENCE, and six-and-a-half acres, to LET, Unfurnished; twelve bed and dressing; stabling; gardens and meadowland.—Apply as above. (B 331.)

UPPER THAMES (high and dry; fifteen minutes from the river).—To LET, Unfurnished, on Lease, a gentleman's unusually attractive RESIDENCE and fourteen acres of old grounds; carriage drive, lodge; extensive stabling and cottage; there are nine bedrooms (also four in lodge), bathroom, four reception rooms. Rent £200 per annum.—Full particulars of Messrs. NICHOLAS, DENYER & Co., 43A, Pall Mall, S.W., and at Blagrove Street, Reading. (B 309.)

SUMMER MONTHS OR SELL.
Tudor Manor style, beautifully Furnished.



75 MINUTES NORTH LONDON.—To LET, or FURNISHED or SELL, with 100 acres or less of parklands; twelve bed, two baths, three reception, noble paneled hall; splendid stabling and cottages. Strongly recommended.—NICHOLAS, DENYER & Co., 43, Pall Mall, S.W. (10,437.)

SUFFOLK BORDERS.

£3,000 WILL PURCHASE a perfectly-appointed modern RESIDENCE; twelve bedrooms, bathroom, four reception rooms; excellent water supply; up-to-date fittings and sanitation; tennis and croquet lawns; coachman's and gardener's cottages; stabling for four; grassland, in all 24 acres. Would be LET, Furnished, for the Summer months, or Unfurnished on Lease. (8167.)

"BLEDLOW BOTTOM FARM," Saunderton, Bucks, situate about a mile from Saunderton Station, and two from Prince's Risborough, seven from High Wycombe.—Valuable Freehold and Copyhold PROPERTY, comprising capital farm-house and good farm-buildings, and about 300 acres of productive arable and pasture land. There are several charming building sites on the Property.—Messrs.

NICHOLAS, DENYER & CO. will SELL by AUCTION (if not previously sold by Private Treaty), in one or more Lots, at the Red Lion Hotel, High Wycombe, on Friday, June 19th, 1903, at 4 o'clock.—Particulars (with plan) of the Auctioneers, Blagrove Street, Reading; 43, Pall Mall, S.W.; and Tunbridge Wells.

BIJOU RESIDENCE. PRICE £475.

A CAPITAL opportunity offers of purchasing, at this absurd price, a delightful little Freehold RESIDENCE, in village within easy reach of River; high ground, bracing air, lovely views; contains two reception, four bedrooms, bath, etc.; stabling, greenhouse, pretty garden.—Apply to the Agents, NICHOLAS, DENYER & Co., Blagrove Street, Reading. (R 10,500.)

NICHOLAS, DENYER & CO.,
43, PALL MALL, S.W.,
And READING, TUNBRIDGE WELLS, and TONBRIDGE.

MESSRS. GIDDY & GIDDY,
ESTATE AGENTS & SURVEYORS,
4, WATERLOO PLACE, PALL MALL, S.W.
(Maidenhead for the Thames-side district).
Branch Offices: Sunningdale (for Ascot).
Windsor.

MODERATE SIZED RESIDENCE, WITH UNIQUE GROUNDS.



NORFOLK (Dereham).—ECKLING GRANGE.—This attractive Freehold RESIDENTIAL PROPERTY of about seven acres, with substantially-built and comfortable Residence (depicted above), containing three reception rooms, conservatory, ten bed and dressing rooms, bath, and convenient offices; stabling for three horses, harness room, coach-house, and other outbuildings; well-wooded grounds of unique character, lawns, and gardens, lodge entrance, and cottages; gas laid on and excellent water supply. To be SOLD by AUCTION, at the Mart, E.C., on Monday, July 20th, 1903, at 2 o'clock (unless previously Sold by Private Treaty).—Particulars of GIDDY & GIDDY, 4, Waterloo Place, Pall Mall, S.W.

BERKS (within a drive of Pangbourne; picturesquely situated on high ground, a mile from the River Thames, church, and G.W. Ry. station, and within an hour of Town).—To be SOLD, Freehold, an excellent modern RESIDENCE, recently entirely redecorated; with perfect sanitation, and Company's water laid on; standing in matured and finely-timbered grounds and land, in all about ten acres. It contains good hall, three reception rooms, study, eleven bed and dressing rooms, bathroom (h. and c.), servants' hall, three w.c.'s, attics, cellars, and most convenient offices; stabling for four horses; small farmery, glasshouses, walled kitchen garden, tennis ground and croquet lawn, orchard, and meadowland.—Inspected and highly recommended by the Agents, Messrs. GIDDY & GIDDY, 4, Waterloo Place, S.W., and Maidenhead.

ELABORATELY FITTED RIVERSIDE RESIDENCE.



HAMBLETON (on the Thames, between Marlow and Henley).—The extremely picturesque Freehold Riverside RESIDENCE (depicted above), known as "Yorkville," elaborately and expensively fitted, including electric light, and containing grand oak hall about 50ft. square, fine billiard and three or four reception rooms, fourteen bed, dressing, and bath-rooms, and complete offices; stabling for nine horses, cottage, fine boathouse, and pretty grounds, with a long frontage to the river. To be SOLD by AUCTION, at the Mart, E.C., on June 22nd next (unless previously disposed of by Private Treaty).—Full particulars of Messrs. GIDDY & GIDDY, 4, Waterloo Place, Pall Mall, S.W., and Maidenhead.

UNIQUE RIVERSIDE ABODE.



MAIDENHEAD (facing the lovely woods of Cliveden and Taplow Court, with long frontage to the River).—The above remarkably choice and very picturesque PROPERTY, known as "Romani," very luxuriously fitted and appointed regardless of cost and in perfect order; containing square hall, inner or staircase ditto, three reception rooms, boudoir, seven best bed and dressing rooms, two bathrooms, and seven servants' rooms, with bathroom; the offices are ample; good stabling, and very pretty gardens and grounds of two acres, with splendid croquet lawn, tea house, and pergola, rustic boathouse, and greenhouses. To be SOLD by Private Treaty, and if not so disposed of, to be offered by Auction, at the Mart, E.C., on July 20.—Particulars of Messrs. GIDDY & GIDDY, 4, Waterloo Place, Pall Mall, S.W.

GIDDY & GIDDY'S LISTS.—1. ESTATES and COUNTRY HOUSES (in all the favourite districts of England and Wales), to be SOLD or LET, Unfurnished (one of the largest published), post free for six stamps.

2. Furnished COUNTRY HOUSES, to be LET for the Summer or by the year. A selection of about 1,500, post free.

The majority of the Properties have been personally inspected, and in many instances Messrs. GIDDY & GIDDY are the Sole Agents.—Chief Office, 4, Waterloo Place, Pall Mall. Branches: Maidenhead, Sunningdale, and Windsor.

MESSRS. GIDDY & GIDDY,
LAND AND ESTATE AGENTS,
4, WATERLOO PLACE, PALL MALL, S.W., and Branches.

TELEGRAMS:
"GALLERIES, LONDON."

KNIGHT, FRANK AND RUTLEY.

Head Offices: 9, CONDUIT STREET, LONDON, W.

TELEPHONE:
1942 GERRARD.

AUCTIONS of LANDED ESTATES.

AUCTIONS of RESIDENTIAL PROPERTIES.

AUCTIONS of TOWN and COUNTRY HOUSES.

AUCTIONS of GROUND RENTS and INVESTMENTS.

ON THE G.N. Ry. MAIN LINE, 50 MILES FROM TOWN.

A Manorial Estate of 566 acres, in perfect order.

To be SOLD by AUCTION on June 19th.



STAUGHTON MANOR, Huntingdonshire, comprising 566 acres in a ring fence, with an Old English Manor House, containing three reception rooms, billiard room, fourteen bed and dressing rooms, and bathroom; lodge entrance, gardener's house, three cottages, smithy and windmill; first-rate stabling. Gravel sub-soil; two farm-houses; excellent buildings and covered yards. Old English gardens, inexpensive to maintain, woodland walks, ancient rookery, etc.; fishing and shooting; 1,000 acres of shooting adjoining have usually been rented. The whole Property is in perfect order, and the grazing land is some of the best in the county.—Illustrated particulars of Messrs. Cox and LAFONE, Solicitors, 17, Tower Royal, E.C.; or of the Auctioneers, Messrs. KNIGHT, FRANK & RUTLEY, as below.

FLEET (Hants; 80 minutes from Waterloo, and within easy reach of Winchester and Aldershot).—**THE GRANGE**, Pondtail, one-and-a-half miles from Fleet Station, a Freehold Bungalow, with two reception, four bedrooms, and offices; small stable; pleasant garden, tennis lawn, and orchard, one acre in all.—Messrs.

KNIGHT, FRANK & RUTLEY will SELL the above by AUCTION at the Mart, on Friday, June 19th, at 2 o'clock.—Particulars and conditions of Sale at the Auctioneers' Offices, 9, Conduit Street, W.



40 Minutes from Town; station two miles. 500ft. above sea level. Electric Light.

TO BE SOLD, a compact Freehold ESTATE of 100 acres, with the above handsome well-built Mansion, fitted with every modern convenience, commanding magnificent views, and containing two entrance halls, cloak room, four reception and billiard rooms, eighteen bed and dressing rooms, two bathrooms, and perfect domestic offices. Excellent range of stabling for sixteen horses, coach-house for twelve carriages, etc. Model farmery. Company's water laid on. The whole Property is in perfect order.—Full details of the Agents, Messrs. KNIGHT, FRANK & RUTLEY, who have personally inspected the Property. Plan and photographs at Offices. (1609.)



HANTS (New Forest).—To be SOLD, Freehold, the above picturesque RESIDENCE, commanding sea views. Accommodation: five reception, ten bed, two dressing and bathrooms, conservatory; stabling for three; two cottages; gardens and grounds over 26 acres; perfect drainage; excellent water supply; south aspect; gravel subsoil. Station two miles. Personally inspected.—Full particulars of Messrs. KNIGHT, FRANK & RUTLEY, as below. (1191.)

TO BE LET FURNISHED.



6,500 ACRES SHOOTING. GOOD HUNTING. TWO HOURS FROM LONDON.

IN A FAVOURITE PART OF WILTS.—This fine old Family MANSION to be LET, Furnished, for the Winter or by the year, with shooting over 4,500 or 6,500 acres. The House is secluded and seated in a well-timbered park of 200 acres, and contains a noble suite of reception rooms, billiard room, and 35 bed and dressing rooms; there is stabling for 20 horses, and the beautifully-timbered gardens and grounds are exceptionally attractive. Good hunting with the Duke of Beaufort's hounds.—Particulars can be obtained from the Agents, Messrs. KNIGHT, FRANK & RUTLEY, as below. (F. 55.)

FOR THE SUMMER.

BERKS (on a lovely reach of the Thames).—To be LET, Furnished, a well-appointed gentleman's RESIDENCE, standing high, and containing large entrance hall, three reception and seven bedrooms, and billiard room; pretty garden sloping to the river.—Further particulars of Messrs. KNIGHT, FRANK & RUTLEY. (F. 206.)



IN A FAVOURITE PART OF THE COUNTY. Shooting over 1,600 acres.

SUSSEX.—To be LET, well Furnished, the above picturesque old MANSION, standing on a southern slope in a well-timbered park, and commanding extensive views; beautiful grounds; stabling for seven; hunting; golf.—Messrs. KNIGHT, FRANK & RUTLEY, as below. (F. 96.)

On the G.N. Ry., 93 miles from Town; 5,000 acres shooting; beautiful Mansion, with extensive stabling.

TO BE LET, FURNISHED, for three, five, or seven years, one of the finest MANSIONS in this country, containing seven reception and over 35 bed and dressing rooms; stabling for 28 horses; shooting over 5,000 acres, including 400 acres of cover; first-rate hunting.—Further particulars of Messrs. KNIGHT, FRANK & RUTLEY. (F. 208.)

FOR THE SUMMER.

Three-and-a-half acres; eight bedrooms; stabling for three. **HERTS** (within a mile of two stations).—To be LET, Furnished, a well-built HOUSE, approached by a carriage drive with lodge accommodation; billiard room, three reception, and eight bedrooms; large well-wooded pleasure gardens.—Rent and further particulars from Messrs. KNIGHT, FRANK & RUTLEY. (F. 220.)



Eleven acres, billiard room, seventeen bed and dressing rooms; stabling for eight; lodges and cottages.

GLOS. (three miles from a station and three hours of London). To be LET, Furnished, from April to September, the above well-built Elizabethan MANSION, commanding extensive views over the Severn Valley and the Cotswolds, and containing three reception billiard, and seventeen bed and dressing rooms; stabling for eight; grounds of eleven acres. Rent moderate.—Messrs. KNIGHT, FRANK & RUTLEY, as below. (F. 11.)

ILLUSTRATED PROPERTY REGISTER.

MESSRS. KNIGHT, FRANK & RUTLEY'S LIST will be forwarded, post free, on receipt of three stamps.

40 Minutes of the City; 100-600 acres; one of the most beautiful seats in Surrey; electric light; magnificent lounge hall; winter garden.

TO BE SOLD, Freehold, a RESIDENTIAL ESTATE, with a Mansion forming one of the finest examples of our modern Gothic architecture, standing on dry soil, heated by hot water, decorated with taste, and in perfect order throughout. The electric light is installed in the House, stables, and buildings; two important lodge entrances. Accommodation: entrance hall, opening to lounge hall 60ft. by 30ft., oak-panelled and with gallery round, billiard room, three drawing rooms, opening into each other, fine oak-panelled dining room, 37ft. by 23ft., opening to winter garden 70ft. in length, study, and boudoir 35ft. by 20ft., 25 bedrooms, five dressing rooms, and three bathrooms; first-rate stabling for ten horses, several grooms' rooms, coachman's residence, gardener's house, and several cottages; beautiful old gardens and grounds. Hunting, shooting, and fishing.—Inspected and strongly recommended by Messrs. KNIGHT, FRANK & RUTLEY, as below. (2062.)



350 Acres and a noble Mansion. Shooting, Hunting and Fishing. Lake. Accessible to Manchester and Birmingham.

TO BE SOLD, a RESIDENTIAL ESTATE of 350 acres with a first-rate Mansion, seated in a well-timbered park, and having every accommodation for a large family. It is well arranged and appointed, and plans of the mansion and estate can be seen at 9, Conduit Street, W. (1077.)



10 to 30 Acres; billiard room, thirteen bed and dressing rooms, four reception rooms; stabling, cottages.

SURREY (in a favourite locality, about a mile from station and 40 minutes from Town).—To be LET, or SOLD, the well-built Modern Freehold RESIDENCE as above, situated high, and commanding a splendid prospect of the surrounding country. Charming well-matured grounds and paddocks, with adjacent woodlands. Stabling for four or five horses. Golf links within easy reach. The Residence is in a good state of repair, and immediate possession may be obtained.—For further particulars, apply to Messrs. KNIGHT, FRANK & RUTLEY, as below. (1947.)



BEAUTIFUL OLD ELIZABETHAN MANSION AT A VERY LOW RENT. 4,100 ACRES OF SHOOTING.

CANTERBURY DISTRICT.—To be LET at once, the above fine old MANSION, beautifully situated in a well-timbered park of about 400 acres, and comprises six reception rooms, billiard room, 22 bed and dressing, also a spacious gallery. The Residence is in good order throughout; stabling for eleven; well-timbered gardens and grounds of about 28 acres, inexpensive to maintain, tennis lawn, extensive woodland walks, etc. Hunting with the East Kent Foxhounds. 4,100 acres of shooting, including 1,200 acres of coverts.—Particulars of Cecil E. KINGSFORD, Esq., Solicitor, Canterbury; or Messrs. KNIGHT, FRANK & RUTLEY, 9, Conduit Street, W. (1648.)

TELEGRAMS:
"GALLERIES, LONDON."

KNIGHT, FRANK AND RUTLEY.

Head Offices: 9, CONDUIT STREET, LONDON, W.

For continuation of Advertisements, see page xvii.

TELEPHONE:
1942 GERRARD.

CHAMPION & BUSBY,
LAND AGENTS,
27, CHARLES STREET, ST. JAMES'S, S.W.
Telephone: 1234 Central.

£850 WILL BUY a charming, Freehold, well-built RESIDENCE, in Dorsetshire, one mile from a main line station, and two-and-a-half hours of Waterloo, containing seven bedrooms, bath (h. and c.), entrance hall, large dining and drawing rooms, morning room, kitchen, usual offices; the House is fitted with electric bells and other modern appliances; is in a good state of repair, with good drainage and water supply, and stands in grounds of about one acre, comprising tennis lawn, good flower and kitchen garden, orchard; and is close to church and post-office. Hunting, fishing, and shooting in the district.—For particulars apply as above.



£2,400 (Warwickshire and Leicester Borders, five miles from Nuneaton, one-and-a-half miles from station) for the above old picturesque RESIDENCE, containing some grand old oak. Accommodation: eleven bed and dressing, one bath, and three large reception rooms; stabling for three horses; eleven acres of grounds, gardens, pasture land, etc.; hunting with numerous packs.—Apply as above.

£12,000, OR £250 PER ANNUM rental for a charming gentleman's RESIDENCE, situate in Wiltshire, close to station, and standing in ten acres of grounds, comprising pleasure gardens, shrubbery, walled kitchen garden, glasshouses, etc., and containing thirteen bedrooms, bathroom, four reception rooms, billiard room; stabling for eleven horses. Golf, hunting, and shooting in the locality.—For further particulars apply as above. (Fol. 6877.)

SWANAGE (near).—To be LET. Furnished, a pretty detached RESIDENCE, standing on high ground and sandy soil, within 200 yards of the sea, with magnificent views over Studland Bay, containing ten bedrooms, bathroom, three reception rooms; stabling for one horse. The grounds, of about one acre, are well stocked with choice fruits and flowers. Close to post-office. Rent to guineas a week for July and part of August. Personally inspected and recommended.—Apply as above.



£1,050 WILL PURCHASE the above picturesque old COTTAGE RESIDENCE, situate two-and-a-half miles from station, and near the Kentish Coast. The Residence is entered through trellised porch, and contains entrance hall, four reception, seven bedrooms, bathroom, kitchen, and other offices; stabling for three horses, coach-house, harness room, and other outbuildings. The grounds, which cover an area of two acres, are very old-fashioned, including pleasure ground with fine old cedar tree and croquet lawn, kitchen garden, etc.; gravel soil; 30ft. above sea level; Company's water.—Apply as above.

HANTS.—To be SOLD for £2,000, or might be LET, a very pleasantly-situated RESIDENCE, standing in about four acres of well-kept flower, fruit, and vegetable gardens, and paddock. Containing eight bedrooms, bathroom, three reception rooms, and usual offices; stabling for three horses. Hunting and shooting in the district.—Apply as above.



HERTS (30 minutes from Town).—To be LET. Furnished, for August and September, the above delightfully-situated RESIDENCE, standing in its own grounds of about 20 acres, with shady walks, and well-laid-out pleasure grounds, fruit and vegetable gardens. Containing seven bedrooms, bathroom (h. and c.), four reception rooms, good offices; stabling for three, with groom's room in coachman's cottage. Close to post and telegraph office. Rent only to guineas a week including gardener's wages. Highly recommended.—Apply as above.

CHAMPION & BUSBY,
VALUERS AND SURVEYORS,
27, CHARLES STREET, ST. JAMES'S, S.W.

HAMPTON & SONS,

(For other Country Properties, see pages viii. and xx.)

In one of the finest positions in the South.



ABOUT 500FT. ABOVE SEA LEVEL commanding panoramic views of vast extent and beauty, and within one-and-a-half hours' rail of Town.—To be SOLD, a singularly attractive RESIDENTIAL PROPERTY of moderate extent, including a Modern Residence, on which money has been lavishly spent, and most complete and comfortable, and the whole, owing to the death of the late owner, can be purchased on very moderate terms. It is about a mile from station, an easy drive of a capital old-fashioned town, and contains a charming suite of reception rooms, with magnificent Winter garden, very complete domestic offices, and some 20 bed and dressing rooms, bathrooms, etc.; electric light and gas; superior stabling, all necessary outbuildings, cottages, etc.; splendidly timbered grounds of many years' maturity, large and productive kitchen garden, and a very fine park extending to about 150 acres. Messrs. HAMPTON & SONS have inspected this delightful but not expensive Property.—Full particulars on application at 1, Cockspur Street, S.W.

AN ABSOLUTELY UNIQUE FREEHOLD.



HALF-AN-HOUR SOUTH OF LONDON.
TWO MILES FROM IMPORTANT JUNCTION.
TO BE SOLD, a singularly attractive Bijou RESIDENCE, capable of enlargement, in a superb position on an eminence, with panoramic scenery for miles around. It stands in most beautiful grounds shaded by forest trees, with delightful winding carriage drive. Present accommodation: eight bedrooms, lounge hall, dining and drawing rooms, two staircases, and offices; detached Bungalow easily convertible into stabling or billiard room; gardener's cottage, and outbuildings. The pleasure grounds, a distinct feature, are laid out in tennis and other lawns, terraces, large natural glen, woodland walks, kitchen garden; altogether six-and-a-half acres.—Highly recommended from personal inspection by the Agents, HAMPTON & SONS, 1, Cockspur Street, S.W.



TORQUAY.—An Undoubted Bargain.—To be SOLD, a delightful Freehold VILLA, in a secluded position, standing very high, with lovely views. The Residence contains seventeen bedrooms, fine reception rooms, large billiard hall, complete offices; exceptionally good stabling for five horses, and rooms over. The Property throughout is in first-class repair. Fitted Furniture, Fixtures, etc., at a valuation. Part of the suitable Furniture can be purchased.—Price and further details of the Agents, HAMPTON & SONS, who have personally inspected and strongly recommend this unique Property.

NEAR THE SEA. GRAVEL SOIL. OLD GROUNDS.



GENTLEMAN'S COUNTRY HOUSE AND FARM of about 350 acres for SALE, occupying an exceptional position near the coast, in a first-rate all round sporting district, and having nearly a mile of frontage to an estuary, part being a sandy bathing beach. The charming old House, as shown above, stands amid lovely old grounds with a wealth of grand old timber, and is in perfect order. First-rate buildings. Eight very good cottages. About 110 acres are pasture.—Sole Agents, HAMPTON & SONS, 1, Cockspur Street, S.W.

NOTED SHOOTING IN MIDLANDS.—To be LET, for the Season, or for three years, the SPORTING over a well-known Estate extending to about 3,000 acres, including 300 acres covert, well stocked with pheasants; good partridge and wildfowl shooting; close to junction, accessible to London and Birmingham; hotel accommodation available.—Full particulars and game bags of HAMPTON & SONS, 1, Cockspur Street, S.W.

JUST OVER HALF-AN-HOUR FROM TOWN.



WINDSOR GREAT PARK and VIRGINIA WATER (near).—For SALE, a charming Georgian RESIDENCE, fitted with every modern convenience, including electric light and telephone, and in perfect order; contains four handsome reception rooms chiefly in oak, full-sized billiard room, and complete domestic offices, fourteen bed and dressing rooms, two bathrooms, etc.; splendid stabling, and cottages; beautiful grounds with fine old trees, kitchen garden, and paddock, in all nearly eight acres.—Strongly recommended by the Sole Agents, HAMPTON & SONS, 1, Cockspur Street, S.W.

£3,600 FOR IMMEDIATE SALE.



SUSSEX (in a fine position, overlooking the delightful country of Crowborough, and only a mile from a station).—For SALE, a charming Freehold RESIDENCE, 400ft. above sea level, and containing reception hall, dining and drawing rooms, billiard room, excellent domestic offices, six bedrooms, bathroom, etc.; capital stabling of five stalls, coach-house, and cottage; delightful gardens and grounds, in all about three acres.—The House is in a very good state of repair, and from a personal inspection can be recommended by the Agents, HAMPTON & SONS, 1, Cockspur Street, S.W.

HIGH IN SUSSEX.



SUSSEX (near Linfield and Haywards Heath; 400ft. above sea level, in healthy and bracing situation).—To be LET, Furnished, for the Summer, for about eight weeks, the above charming RESIDENCE, prettily situated in a small park, and containing hall, morning room, study, drawing room, dining room, servants' hall, usual offices, nine bed and dressing rooms, bathroom (h. and c.), etc.; stabling for four horses, coach-house, etc.; exceedingly pretty grounds, tennis lawn, summer-house, wilderness walks; near church, village, and post; station one-and-a-quarter miles. The district is noted for its pretty and varied scenery.—For orders to view and further particulars, apply HAMPTON & SONS, 1, Cockspur Street, S.W.

FOR SUMMER OR LONGER.



NEAR GRANTHAM (finely situated on high ground, with bracing air).—To be LET, for the Summer, the above beautiful Modern MANSION, with park-like surroundings. It contains handsome hall, dining, smoking, drawing and billiard rooms, complete offices, with butler's bedroom and servants' hall, 25 bed and dressing rooms, three bathrooms, etc.; electric light throughout; splendid stabling and rooms for men; terraced grounds, tennis and croquet lawns, large kitchen garden, etc.; some rough shooting over about 450 acres. The Residence is perfectly appointed and beautifully furnished.—Apply HAMPTON & SONS, 1, Cockspur Street, S.W.

Offices: 1, COCKSPUR STREET, PALL MALL, S.W.
TELEPHONE: 4164 GERRARD.

TELEPHONE NO.
1938 GERRARD.

OSBORN & MERCER,

28b, ALBEMARLE STREET, PICCADILLY, W.

TELEGRAPHIC ADDRESS—
"OVERBID," LONDON.

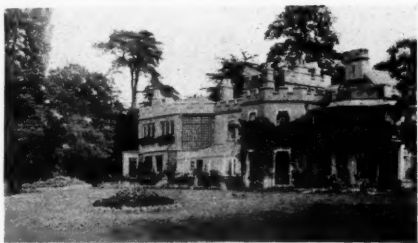
WITHIN ABOUT 40 MINUTES OF TOWN, occupying a charming situation in a healthy locality, and about 500ft. above sea level.—To be SOLD, the above gentleman's RESIDENCE, upon which a considerable sum of money has been spent in bringing it up to modern requirements. It contains four reception, billiard, ten bed and dressing rooms; and stands in well-matured grounds of four acres; four loose boxes and men's rooms. Freehold.—Agents, Messrs. OSBORN & MERCER. (10,466.)



SOUTHERN COUNTIES (within one-and-a-half hours' journey of London, near a station, and in a picturesque district).—To be SOLD, a Freehold PROPERTY, comprising the above excellent Residence of four reception and eleven bed and dressing rooms, and 30 acres of gardens, grounds, and valuable fruit orchards; stabling, coach-house, two cottages, etc. Large income from fruit sales. Would be divided.—Agents, Messrs. OSBORN & MERCER, as above. (10,035.)

OXFORD (about fifteen miles from the county town, and two from a station).—To be SOLD, a pretty old-fashioned Freehold RESIDENCE, containing about eight or ten bedrooms, three reception rooms, etc.; together with about 388 acres; numerous farm-buildings; hunting with the Old Beaks and other packs.—Agents, Messrs. OSBORN & MERCER, 28b, Albemarle Street, Piccadilly, W.

IN THE LOVELY MAIDENHEAD DISTRICT.—To be SOLD, a well-appointed RESIDENCE, approached by a carriage drive, and containing four reception, thirteen bed and dressing rooms, bathroom. Gravel soil. Gas and water laid on. Stabling for four; well-timbered pleasure grounds, including croquet and tennis lawns, kitchen gardens, orchard, paddock, etc., in all about six-and-a-half acres.—Full particulars by Messrs. OSBORN & MERCER. (10,396.)



FOR SUMMER MONTHS (about half-an-hour from Town by fast trains).—The above charming COUNTRY RESIDENCE, containing four reception rooms, twelve bed and dressing rooms, bathrooms, etc.; stabling for four horses; lovely wooded grounds of fifteen acres. To be LET for August and September at moderate rent. (5, 1108.)

NORFOLK AND SUFFOLK (on the borders of; in a healthy, well-timbered, and very pretty district, close to a station, and within easy access of several favourite sea-side resorts).—To be SOLD, the above exceedingly comfortable Freehold RESIDENCE, approached by a carriage drive, occupying a high and delightful situation, and containing three reception, nine bedrooms, etc.; together with about five-and-a-half acres of lawns, grounds, kitchen garden, etc.; stabling for three horses, coach-house, etc.; two glasshouses, range of outbuildings; capital farmery; two good golf grounds near (only six miles distant), and one twelve miles.—Personally inspected and strongly recommended by the Agents, Messrs. OSBORN & MERCER, as above. (x, 429.)

OXFORDSHIRE (near station, village, etc., and standing on a beautifully-timbered eminence).—To be SOLD, a well-built RESIDENCE, containing four reception, seven bedrooms, bathroom, etc.; stabling for five, etc.; pleasure grounds and gardens, paddocks, etc., in all about twelve acres.—Agents, Messrs. OSBORN & MERCER. (10,457.)



BERKS (under a mile from Faringdon town and station, G.W. Ry., and admirably situated for first-class hunting, in a healthy and good social district).—To be SOLD, a delightful little Freehold RESIDENTIAL PROPERTY, comprising a Residence of three reception rooms, eight bed and dressing rooms, bathroom, and good domestic offices; approached by a carriage drive, guarded by a superior lodge; substantial stabling for seven horses; pretty pleasure grounds, well-stocked kitchen garden, glasshouses, pasture land, etc.; in all about twelve acres; additional land adjoining could also be purchased.—Agents, Messrs. OSBORN & MERCER. (10,444.)

NORFOLK (about two-and-a-half miles from Downham, which is two-and-a-quarter hours' railway journey from London).—The very valuable and attractive Freehold RESIDENTIAL, SPORTING and AGRICULTURAL ESTATE, known as "Crimplisham Hall," situate in one of the best game and social districts in the eastern counties. It comprises an attractive and well-built Mansion, occupying a delightful position, surrounded by beautifully-shrubbed grounds and gardens, well-timbered park, etc.; stabling for four horses, etc. The Estate, in addition to the 60 acres of woods, also includes four highly desirable farms, each with first-class house and exceptional model farm-buildings attached; excellent cottage property, etc.; the whole embracing an area of about 1,440 acres.—To be Sold by AUCTION by Messrs.



OSBORN & MERCER (in conjunction with Messrs. CRUSO & WILKIN, Estate Agents, King's Lynn) at the Mart, Tokenhouse Yard, Bank of England, E.C., on Monday, the 29th of June next, at 2 o'clock precisely (unless previously sold by Private Treaty).—Copies of the book, particulars, together with plans, views, and conditions of Sale, may be obtained of Messrs. FIELD, ROSCOE & CO., Solicitors, 36, Lincoln's Inn Fields, London, W.C.; of Messrs. BATESONS & CO., Solicitors, 1, Castle Street, Liverpool; and, together with orders to view, of the AUCTIONEERS, at their Offices, 28b, Albemarle Street, Piccadilly, London, W.

By order of the Trustees of the Will of the late John Batley, Esq. **SEABOROUGH COURT ESTATE, DORSET-SHIRE** (three miles from Crewkerne).—This exceptionally choice Freehold RESIDENTIAL PROPERTY, comprising a handsome stone-built Residence, containing four reception, billiard, and fifteen bed and dressing rooms; stabling for nine horses, coach-house, two cottages, convenient outbuildings, etc.; beautiful old grounds and gardens, and well-timbered park and pasture land, in all about 39 acres. To be SOLD by AUCTION by Messrs.

OSBORN & MERCER, at the Mart, Tokenhouse Yard, Bank of England, E.C., on Tuesday, June 16th, 1903, at 2 o'clock precisely.—Copies of the Sale, particulars, with plan, views, and conditions of Sale, may be obtained of Messrs. SPARKS & BLAKE, Solicitors, Crewkerne, Somerset; and, together with orders to view, of the AUCTIONEERS, at their Offices, 28b, Albemarle Street, Piccadilly, London, W.

SEABOROUGH FARMS (near Crewkerne), comprising two valuable Freehold Dairy Farms, known as "Seaborough" (242 acres), and "Swillets" (201 acres), with excellent houses and homesteads, and several cottages attached; also a small detached holding known as "Southfields" (eighteen acres), having thereon two substantial cottages, the whole covering an area of about 461 acres. To be SOLD by AUCTION, in 3 Lots, by Messrs.

OSBORN & MERCER, at the Mart, Tokenhouse Yard, Bank of England, London, E.C., on the 16th June, 1903, at 2 o'clock precisely.—Copies of the Sale particulars, etc., may be obtained of Messrs. SPARKS & BLAKE, Solicitors, Crewkerne; and of the AUCTIONEERS, at their Offices, 28b, Albemarle Street, Piccadilly, London, W.



IRELAND (Co. Cavan; close to a town and station).—To be LET, Furnished, the above delightfully situated Family RESIDENCE, surrounded by a very extensive well-timbered park, together with mixed shooting over some 11,500 acres; fishing and boating in a series of extensive lakes; hunting with hatters and foxhounds; moderate rent and inexpensive upkeep.—Full particulars and orders to view of Messrs. OSBORN & MERCER. (5938.)

1,336 ACRES OF SHOOTING, hunting with several packs; three miles of coarse fishing from one bank of a river. In the midst of good society; close to a village, church, post and telegraph office, and railway station, three miles from a nice market town, and within easy reach of the City of York. To be LET, either partially Furnished, for the residue of a lease having ten years to run from February 1904, or fully furnished for a year on trial, an excellent Family MANSION, occupying a pleasant position, and surrounded by enjoyable grounds and nicely-timbered park, and containing five reception rooms, billiard room, nineteen bed and dressing rooms, besides six attics, bathroom, and excellent offices; stabling for twelve horses.—Full particulars from a personal inspection of Messrs. OSBORN & MERCER, at whose offices photographs of the House and plan of the shooting can be seen. (5937.)

YACHTING BUNGALOW.

HANTS COAST.—Lease to be DISPOSED of o would be LET, Furnished, for summer, a charming YACHTING BUNGALOW, occupying the most desirable spot on the whole Hampshire coast, at the junction of Southampton Water with the Solent. It contains two sitting rooms, 2 x of seven bedrooms, bathroom, etc. Grounds cover about two acres, and there is a summer-house on lawn and boathouse on beach; cottage for man.—Photos. and further particulars at Offices. (5144.)

3,500 ACRES OF SHOOTING in the Eastern Counties.—PARTNER REQUIRED, or four guns for next season. 1,800 pheasants being turned down. Probable bag: 1,200 or more pheasants, 350 brace of partridges, 100 hares, 1,000 rabbits, and various. Charge per gun, to include all expenses, £125.—For further particulars apply to the Agents, Messrs. OSBORN & MERCER, 28b, Albemarle Street, Piccadilly, W. (4,379.)



KENT (in one of the most delightful situations in this favourite residential county, five miles from a first-class junction station and four from a second station).—To be LET, appropriately Furnished, from the 1st September next until the 1st June following, the above attractive Family MANSION, together with sporting over some 1,800 acres. The Mansion is placed amidst a magnificently-timbered park of about 250 acres in extent, and occupies an elevated site, commanding views of great extent and beauty. It has modern sanitation, is lit by gasoline, and contains five reception rooms, billiard, 17 bed and dressing rooms, bathroom, ample offices, and the stabling department is for fifteen horses. There are most enjoyable pleasure grounds and gardens.—Full particulars of this charming property can be had on application to the Agents, Messrs. OSBORN & MERCER, of 28b, Albemarle Street, Piccadilly, W., who have personal knowledge of the same. (5031.)

HERTS AND CAMBS BORDERS (just over an hour from Town).—To be SOLD, a choice Freehold PROPERTY of about nine acres, with an attractive Residence, in the best possible order; containing three reception, billiard, twelve bed and dressing rooms, bathroom. Excellent water; drainage recently re-laid; gravel soil; new stabling for three; motor house. Nicely disposed grounds and grassland.—Full particulars of the Agents, Messrs. OSBORN & MERCER. (10,471.)



GLOUCESTERSHIRE (delightfully placed on a southern slope about 800ft. above sea level, but sheltered by beautifully-wooded surroundings, and near a good town and station).—To be SOLD, a charming RESIDENTIAL ESTATE of 370 acres. The attractive Gothic stone-built Residence, approached by a long drive, with lodge, contains four reception and twelve bed and dressing rooms, etc.; stabling for eight horses, most enjoyable grounds, large walled kitchen garden, glasshouses, bailiff's house, good farm-buildings and several cottages. The land is very productive, and is also noted for the herd of short-horn and flock of pedigree Shropshires; partridges and hares are plentiful. Excellent golf links near, and good hunting.—Personally inspected and recommended by the Agents, Messrs. OSBORN & MERCER, 28b, Albemarle Street, Piccadilly, W.

HAMPSHIRE (in one of the best parts).—To be SOLD, a picturesque old-fashioned RESIDENCE, approached by a winding carriage drive, and containing large hall, four reception, fourteen bed and dressing rooms, bathroom, and excellent servants' offices, together with about 100 acres of well-timbered and undulating land, matured pleasure grounds, two good tennis courts; stabling for six; substantial farm-buildings, and three cottages. It affords good shooting, and hunting can be obtained. Further details of Messrs. OSBORN & MERCER. (1942.)



BERKS (about a mile from a station; three-and-a-half miles from an important junction).—To be LET, Unfurnished, on Lease, the above attractive RESIDENCE, standing 300ft. above sea level, in a well-timbered park, and surrounded by charming pleasure grounds. It is approached by a long carriage drive, and contains four or five handsome reception rooms, about 20 bed and dressing rooms, etc.; stabling for nine horses (more could be arranged). Good hunting district.—Further particulars from a personal inspection of Messrs. OSBORN & MERCER. (5939.)

MESSRS. OSBORN & MERCER, Auctioneers, Land and Estate Agents,
28b, ALBEMARLE STREET, LONDON, W.

HAMPTON & SONS.

ILLUSTRATED LIST of COUNTRY ESTATES and RESIDENCES and SPORTINGS for SALE, and to be LET, published in two parts, post free. three stamps each, viz.:
 i. Unfurnished Houses and Landed Estates.
 ii. Furnished Residences and Shootings.

OLD-FASHIONED FURNISHED COTTAGE RESIDENCE.



SOUTHAMPTON (rear to).—To be LET for one year, a well furnished RESIDENCE, only a mile from a station. The House occupies a good position in its grounds of two acres, which include old-fashioned garden, tennis lawn, fine old trees, etc. It contains three reception rooms, seven bed and dressing rooms, usual domestic offices, two staircases; stabling of two stalls, coach-house, harness room, and groom's room. Rent only £150 per annum.—Further particulars of the Agents, Messrs. HAMPTON & SONS, 1, Cockspur Street, S.W., where photos can be seen.



CLOSE TO A FAVOURITE CITY, a little over two hours west of London; near to Hunt Kennels.—To be LET, Unfurnished a gentleman's RESIDENCE, recently beautifully renovated and enlarged in character, with well timbered grounds and lands extending to over 100 acres. The accommodation includes three or four reception, billiard, and three bathrooms, nineteen bed and dressing rooms, particularly good offices; ample stabling, cottages, and farm-buildings; frontage to large river with boating and fishing. Golf; hunting with two packs. Might be had with less land.—Strongly recommended from personal inspection by the Sole Agents, HAMPTON and Sons, 1, Cockspur Street, S.W.

FOR SUMMER OR YEAR.



ESSEX (near Chelmsford).—To be LET, Furnished, for the Summer or a year, the above charming modern RESIDENCE, standing in two acres of pretty grounds, with tennis and croquet lawns and kitchen garden; hall, drawing and dining rooms, library, ten bed and dressing rooms; stabling for three horses; golf links five miles. Rent for Summer, 6 guineas a week; less for a year.—Apply HAMPTON & SONS, 1, Cockspur Street, S.W.

IN BEAUTIFUL HILL COUNTRY.
A DRIVE FROM A WESTERN CITY.
TWO-AND-A-QUARTER HOURS' RAIL FROM LONDON.

TO BE SOLD (might be LET, Unfurnished), a FREE-HOLD ESTATE of 90 acres, including a well arranged Residence, magnificently placed in a park with avenue drive and entrance lodge, and containing large reception and inner halls, four fine reception rooms, sixteen bed and dressing rooms, and ample offices; stabling for seven or more. Very charming old pleasure grounds, gardens, farm-house and buildings, cottages, etc. The land is chiefly pasture. Magnificent views from every point. Soil, sandstone. Fishing, shooting, hunting.—HAMPTON and Sons strongly recommend this delightful Estate from a personal inspection.

N.B.—Would be Let, Furnished, for the Summer.

AUCTIONS of ESTATES and RESIDENCES conducted monthly at the Mart, London, E.C.
VALUATIONS and SALES of Furniture, Pictures, Farming Stock, Timber, etc.—Auction Offices, 1, Cockspur Street, S.W.

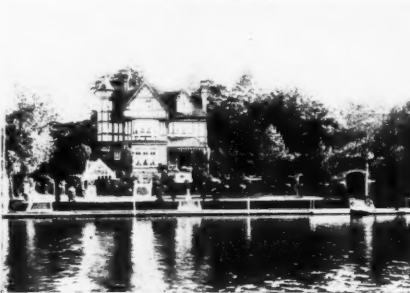
ONE HOUR FROM TOWN.



BETWEEN LIMPSFIELD AND EDENBRIDGE, 350ft. above sea level.—Charming MANOR HOUSE, absolute country, yet within fifteen minutes' drive of station, with good service of trains to City and West End; fifteen beds, two baths, four reception rooms; seven stalls, three cottages, and small farmery; good grassland and orchards. Shooting over property obtainable; golf course within easy distance. Water supply and drainage good. Post-office and church within a quarter of an hour's walk. To be LET, Unfurnished.—Full particulars of HAMPTON & SONS, Oxted, Surrey, and 1, Cockspur Street, S.W.

ONE-AND-A-HALF HOURS NORTH OF LONDON, in a splendid hunting centre, and within four miles of a main line station.—To be LET, either Furnished or Unfurnished, a handsome stone-built RESIDENCE, in a high position in well-timbered park, and in splendid order, ready for immediate occupation if required. Rough shooting can be had over nearly 2,000 acres, and hunting can be enjoyed with three or four well-known packs. The accommodation comprises three or four reception rooms, sixteen or seventeen bed and dressing rooms, two bathrooms, and complete domestic offices; unusually good stabling for twelve or fourteen horses, coach-houses, and accommodation for stablemen; inexpensive but delightful pleasure grounds, paddocks, etc.—Full particulars of the Agents, HAMPTON & SONS, 1, Cockspur Street, S.W.

UNIQUE POSITION. ONE OF THE CHOICEST PARTS OF THE RIVER.



FOR SALE, the above exceptionally well-built and fitted Modern RESIDENCE, being one of the few having the advantage of an extensive lawn to the river, yet within five minutes' walk of the station and under an hour from Town. It commands exceptional views, stands well above flood level on a dry soil, in a small yet highly attractive garden, profuse with rose trees, and having a concrete bank with landing-stage; contains octagonal hall, three reception rooms (parquet floors), seven good bedrooms, bath, box and cloak rooms, and offices; close to golf course; hunting in district. Boat and launch hire immediately adjacent.—Price and full details of HAMPTON and Sons, who strongly recommend this delightful Riverside Property.

IN A FAVOURITE MARKET TOWN, 45 minutes' express rail north of London.—To be SOLD at a great sacrifice, a most interesting and picturesque Tudor RESIDENCE, containing much panelling. It has been modernised at great cost. Accommodation: four reception, billiard, and about fourteen bed and dressing rooms; ample offices and stabling; perfectly lovely pleasure gardens of two acres; a beautiful arrangement of glasshouses, including conservatory, vineries and ferneries with fine collection of tropical plants; tennis, summer-houses; gas and water laid on. Golf, hunting.—HAMPTON & SONS draw special attention to this unique property.

SHELLEY'S BIRTHPLACE.
MODERNIZED AND ELECTRIC LIGHTED.

TO BE LET, Unfurnished, on Lease, or Furnished, for the Summer or longer, the above most interesting and delightful ABODE, situate 70 minutes' rail South of London, in a beautiful part. It has a carriage drive with lodge entrance, and contains hall with gallery, four reception, fifteen bed and dressing, and billiard rooms, conservatory, bath, servants' hall, and offices; electric light; stabling for six horses, coachman's cottage, farm-buildings; delightful old gardens, small wood and pasture land, altogether nearly 30 acres. Hunting.—Agents, HAMPTON & SONS, 1, Cockspur Street, S.W.

TOWN HOUSES.—HAMPTON & SONS are Agents for some of the best Houses, to be SOLD or LET Furnished, and Unfurnished, in all the fashionable quarters, and will forward a special selection of likely places on receipt of requirements.

ESSEX AND HERTS BORDERS.
AN EASY MOTOR DRIVE OF THE CITY.

TO BE LET for a year or for the Summer, a gentleman's RESIDENCE, beautifully placed, amidst the most picturesque and exhilarating surroundings in the centre of an estate of 300 acres, with remarkable views of forest and other scenery. It has two entrance lodges, and contains four reception and sixteen bed and dressing rooms, nursery, schoolroom, servants' hall, and offices; stabling; attractive pleasure grounds and private wood; some rabbit shooting might be arranged for. Low rent.—Strongly recommended by HAMPTON & SONS from personal inspection.



NORTH SOMERSETSHIRE (three miles from the coast, in the neighbourhood of the Mendip Hills, near good golf links, and conveniently situated for hunting).—To be LET, Furnished, for one or two years, the above picturesque and interesting old-fashioned COUNTRY RESIDENCE, beautifully situated in lovely old grounds and parkland of about eight acres. It is approached by drive, and contains ten bed and dressing rooms, four charming reception rooms, good offices, and conservatory; excellent stabling for four horses, lodge, harness room, and coach-house. The grounds are exceptionally beautiful and well-timbered; there are good kitchen gardens, greenhouses, etc. The Property is six miles from a favourite seaside town, and the district is noted for its beautiful scenery, including Cheddar, Brent Knoll, etc.; church, post-office, telegraph office, and village are near by.—For terms and further details, apply HAMPTON & SONS, 1, Cockspur Street, S.W.



SOUTH HANTS (near the New Forest, with lovely sea views).—To be SOLD, an exceedingly attractive RESIDENTIAL PROPERTY, extending to about 70 acres, with charming modern Residence, surrounded by lovely grounds and park. It is approached by drives from lodge entrances, and contains fine hall, three handsome reception rooms, billiard room, excellent offices, nineteen bed and dressing rooms, bathroom, etc.; stabling for seven horses; farmery, dairy, and cottage; inexpensive grounds with beautiful lawns, old-fashioned flower garden, walled kitchen garden, greenhouses, etc.; golf links within two-and-a-half miles; gravel soil; the whole forms an attractive and complete little Residential Estate. Price moderate.—Apply HAMPTON & SONS, 1, Cockspur Street, S.W.

TUDOR FARM RESIDENCE. HAMPSHIRE DOWNS.



FOR SALE, an excellent CORN and SHEEP FARM of 226 acres, with extensive sheep pasturage rights on the Down adjoining; capital partridge grounds, small coverts. The interesting old Tudor Farm-house contains old oak staircase, panelled sitting rooms, six bedrooms, etc.; good farm-buildings, two modern cottages; two miles from market town and station. Inspected and recommended.

Offices: 1, COCKSPUR STREET, PALL MALL, S.W.

(For continuation of Advertisements see pages vi. and xx.)

TELEPHONE:
4164 GERRARD.

MESSRS. TROLLOPE,
SURVEYORS AND ESTATE AGENTS,
14, Mount Street, Grosvenor Square, W.
Telephone No. 2062 Gerrard.

MANSION AND 4,500 ACRES OF SHOOTING TO BE LET FOR THE SUMMER OR A TERM.



NORTH DEVON.—The above handsomely-appointed MANSION, in a high and bracing position, surrounded by lovely grounds and park-like lands, with polo ground. Over 20 bedrooms, bath, fine suite of six reception rooms, complete offices; ample stabling. First-rate shooting over 3,500 acres, fishing and golf.—Agents, Messrs. TROLLOPE, as above.

2,000 ACRES OF FIRST-RATE SHOOTING.
TO BE LET, an exceedingly attractive Elizabethan MANSION, surrounded by lovely grounds in a grandly-timbered park, about 80 minutes' rail of Town. Four noble reception, about 20 bedrooms, complete offices, and stabling; first-rate partridge and pheasant shooting (bag at office). Rent moderate for the Summer and Autumn months, or for the season.—Agents, Messrs. TROLLOPE, as above.

LOW RENT FOR SUMMER MONTHS.
VERY BRACING POSITION. close to celebrated golf links, within two-and-a-half hours of Town.—A handsomely furnished, medium-sized MANSION, 400ft. up, with lovely views, and containing about 20 bed, six reception, and billiard rooms; first-rate stabling, coachman's cottage; pretty old grounds; fishing and rough shooting.—Agents, Messrs. TROLLOPE, as above.



ON THE THAMES (opposite Windsor Home Park).—For SALE, a bargain, a beautiful Riverside MANSION, possessing all the accommodation for a large establishment and having nearly a quarter-of-a-mile of river frontage; excellent stables, capital lodge, and beautifully-timbered pleasure grounds of about eight acres, with landing steps and large boathouse.—Plans, views, and all details of Messrs. TROLLOPE, as above.

RIPLEY (the prettiest part of Surrey; close to postal telegraph office, station three miles).—For the Summer, an unusually well furnished, old-fashioned RESIDENCE, with south aspect, panelled lounge hall, very fine drawing room, three other reception rooms, ten bedrooms, bath, servants' hall; stabling; finely-timbered and secluded grounds.—Inspected and highly recommended by the Sole Agents, Messrs. TROLLOPE, as above.

BISHOPSWOOD (Ross; formerly the seat of Colonel H. B. McCalmont, M.P., deceased), and now the property of Otho Shaw, Esq.).—For SALE, this singularly attractive Freehold RESIDENTIAL and SPORTING DOMAIN, extending to over 2,000 acres, and comprising a picturesque Mansion of moderate size, occupying a charming position, and surrounded by delightfully-matured pleasure grounds. There is also first-class stabling, model farm-buildings, another excellent Residence, known as "The Coppice," agent's house, etc. The great feature of this Property is the remarkably fine shooting that it affords, the extensive coverts being beautifully placed, and capable of holding at least 10,000 head of pheasants. The whole Estate has, during the last few years, had money lavishly expended upon it, and forms a beau ideal shooting and residential domain.—Price, plan, views, and full details of the Owner's Agents, Messrs. TROLLOPE, as above.

GRAND OLD XVth CENTURY MANSION FOR THE SUMMER MONTHS.



THE above picturesque RESIDENCE, handsomely furnished, and in first-rate repair, occupying a delightful situation in a lovely district, and close to celebrated golf links. Oak-panelled dining hall, four reception, fine billiard room, about 20 bedrooms, bath, and complete offices; ample stabling, coachman's cottage, beautiful pleasure grounds, extensive kitchen garden, with glasshouses, etc. Excellent water supply and drainage.—Agents Messrs. TROLLOPE, as above.

MESSRS. TROLLOPE,
SURVEYORS AND ESTATE AGENTS,
14, Mount Street, Grosvenor Square, W.
Telephone No. 2062 Gerrard.

MESSRS. MILLAR, SON & CO.,
46, Pall Mall, LONDON, S.W.
Established 1803. Telephone No. 3672 Gerrard.

HOME COUNTIES.



EXTRAORDINARY LANDED ESTATE BARGAIN.—The above Elizabethan MANSION, standing in park and about 1,350 acres, one-and-a-half hours from Town; grand suite of reception rooms, billiard, 20 bed and dressing; stabling, model farmstead, well-placed woodlands, lovely surroundings. An extraordinary low price will be accepted to effect an early sale.—Plans, etc., at 46, Pall Mall, S.W.

ASCOT (overlooking the famous Heath with grand views, on high ground and grand soil).—A picturesque old-fashioned Freehold Family RESIDENCE and six acres of lovely old grounds, magnificently timbered and perfectly secluded. For SALE, or LET, furnished. First-class stabling accommodation; farmery.—Full details of Messrs. MILLAR, SON & CO., 46, Pall Mall, S.W.

AT LOW RESERVES.

BUCKS.—THE MOUNT, Aston Clinton; first-class hunting district, easy reach of Aylesbury and Wendover; creeper-clad Residence, seven bed, bath, three reception rooms, conservatory; stabling and cottage (let off at £20 per annum); well-laid-out grounds of about an acre.—Solicitors, Messrs. TAYLOR, ROWLEY & LEWIS, 34 and 36, Gresham Street, E.C.

SUSSEX.—SHIPLEY HALL, Shipley; foot of South Downs, easy reach of station and three packs of hounds; picturesque Residence; eleven bed, bath, lounge hall, three reception; stabling, cottage, and model farmery; pleasure garden and meadowland, in all about 37 acres.—Mr. W. H. COCKBURN, Solicitor, 1, Duke Street, Brighton.

CHILTERN HILLS.—THE RED HOUSE, Chesham Bois; in famously healthy position, abutting on to Common, mile of station; delightful Cottage Residence, seven bed, bath, two reception; cottage; about an acre of well-matured grounds.—Solicitors, Messrs. PEMBERTON, COPE, GRAY & CO., 5, New Court, Lincoln's Inn, W.C.—Messrs.

MILLAR, SON & CO. will offer for SALE by AUCTION the above desirable Residences, at the Mart, Tokenhouse Yard, E.C., on Wednesday, June 24th, 1903, at 1 o'clock precisely, unless previously disposed of by Private Treaty.—Particulars and conditions of Sale of the respective Solicitors; or of the Auctioneers, at their Offices, 46, Pall Mall, S.W.

HORSHAM (Near).



RENT £135 ONLY for the above old-fashioned RESIDENCE, in perfect repair, with about eighteen acres park-like meadowland; mile from station; south aspect; high with grand views of the South Downs. Nine bed and dressing, three large reception, square old-fashioned hall; stabling, farmery, and capital gardens.—Messrs. MILLAR, SON & CO., 46, Pall Mall, S.W.

SURREY (in the lovely neighbourhood of Banstead, close to the famous Downs).—A picturesque Bijou COUNTRY RESIDENCE and about four acres of lovely grounds; stabling. Price, Freehold, £2,500, or offer.—Messrs. MILLAR, SON & CO., 46, Pall Mall, S.W.

A FINE old Georgian RESIDENCE, situate in a famous hunting district in Leicestershire, to be SOLD with 200 acres finely-timbered pasture land; eleven bed, billiard, and four reception rooms; stabling for ten, farmery, and charming grounds. Exceptionally low price to immediate purchaser.—Messrs. MILLAR, SON & CO., 46, Pall Mall, S.W.

MALVERN HILLS.

FREEHOLD COTTAGE ORNÉE, occupying an unsurpassed position 500ft. above sea level, with magnificent views; large reception, five bed and dressing; well-wooded grounds; golf, hunting, etc.; to be SOLD, a bargain. Also Freehold BUILDING SITES on the Malvern Hills, 500ft. to 700ft. above sea level, for Bungalows, etc. Easy terms of payment.—Full details and plans of Messrs. MILLAR, SON & CO., 46, Pall Mall, S.W.

32 Acres; good RESIDENCE; Stabling and Farmery.
£3,750, FREEHOLD (lovely Epping district, two miles of station, with excellent train service); six bed, bath, three reception; stabling, model farmery, well-laid-out pleasure gardens, and 32 acres of rich meadowland.—Messrs. MILLAR, SON & CO., 46, Pall Mall, S.W.

TO CITY MEN (in beautiful country, 30 minutes from City by fast and frequent trains, overlooking Common, and with views over the Surrey Hills).—Charming Family RESIDENCE; thirteen bed, bath, lounge hall, four reception (on two floors only); stabling, lodge, cottage, model farmery. The park-like grounds are laid out in an exceptionally pretty manner, tennis and other lawns, flower and kitchen gardens, meadows, orchards, beautifully timbered. Price, Freehold, £9,500.—Messrs. MILLAR, SON & CO., 46, Pall Mall, S.W.

WEST END HOUSES.—Messrs. MILLAR, SON & CO. will forward on application a selection of the best HOUSES in the West End of London, both furnished, unfurnished, and for SALE.

MESSRS. MILLAR, SON & CO.,
46, PALL MALL, LONDON, S.W.
Established 1803. Telephone 3672 Gerrard.

MESSRS. JOHN D. WOOD & CO.,
AUCTIONEERS AND ESTATE AGENTS,
6, Mount Street, Grosvenor Square, London, W.
Telegrams: "Wood, Agents, London." Telephone 2042 Gerrard.
For continuation of Advt. see pp. xviii. and x'x.

MESSRS. JOHN D. WOOD & CO.'S Illustrated REGISTER OF COUNTRY PROPERTIES contains a large selection of Residential and Sporting Estates, Furnished and Unfurnished Residences, Shootings, and Hunting Boxes. Copies free on application, or to any address for six stamps.—Offices, 6, Mount Street, London, W.

WEST END HOUSES.—Messrs. JOHN D. WOOD and Co. can offer good, modern, well-fitted Mansions and Residences in all the fashionable positions.—Offices, 6, Mount Street, London, W.



HAMPSHIRE (the "Old Rectory," Wonston); half-a-mile from Sutton Scotney Station, three-and-a-half miles from Micheldever, five from Whitechurch, and seven from Winchester. —This interesting old HOUSE, dating back to the XIIIth Century, and standing in charming old-world gardens shaded with fine forest timber, with valuable grasslands and water meadows, in all about 26 acres, intersected by a tributary of the Test, affording some capital exclusive trout fishing. The House, partly covered with creepers, is approached by a carriage drive, enjoys complete privacy, is rich in original oak and chestnut panelling, and contains entrance corridor, halls, dining room, lofty drawing room, library, and quaint old priest's room, some sixteen bed and dressing rooms, four bathrooms, good offices, with servants' hall and housekeeper's room; stabling for five horses, with coachman's cottage; also two other cottages and a small residence, let at £28 per annum.—Messrs.

JOHN D. WOOD & CO. will SELL by AUCTION at the Mart, Tokenhouse Yard, E.C., on Thursday, July 23rd, at 1 o'clock, unless previously disposed of.—Particulars of Messrs. COLVER-BRISTOW, HILL, CURTIS, DODS & BORTH, Solicitors, 4, Bedford Row, W.C.; and of the Auctioneers, 6, Mount Street, London, W.

AT LOW RESERVE.

THE WELCOMBE HOUSE ESTATE (North Devon coast; between Clovelly and Bude, sixteen from Holworthy, eighteen from Bideford), comprising a capital stone-built Residence, delightfully placed 400ft. above sea level, amidst magnificent scenery; containing fourteen bed, bath, large reception, and billiard rooms; stabling, etc., with about 47 acres, and most suitable for hotel, boarding house, or institution. Also Mead Farm, of 122 acres, let to a sound tenant. Possession of house on completion; farm let on yearly tenancy, which Messrs.

JOHN D. WOOD & CO. will SELL by AUCTION, as a whole or in Lots, at the Rougemont Hotel, Exeter, on Friday, July 3rd, 1903, at 3 p.m.—Particulars of W. T. COVENTON, Esq., Solicitor, 8, Gray's Inn Square, W.C., Auctioneers' Offices, 6, Mount Street, London, W.

By direction of the Trustees of the late R. Forest Tod, Esq.

HERTFORDSHIRE (fifteen miles only from London, in a delightful rural district, between Radlett and Potters Bar, with stations on the main lines of the Midland and Great Northern Railways).—The well-known RABLEY PARK STUD FARM, situate in the parishes of Ridge and Shenley, comprising a nicely positioned moderate-sized Residence, 35ft. above sea level, surrounded by beautifully timbered parklands with ornamental water, having extensive and well-adapted stud buildings, including accommodation for 34 horses and mares, with suitable enclosures of high and warm lying, splendidly shaded and fenced paddocks and grasslands, abundantly supplied with pure water from Company's mains, and embracing an area of nearly 87 acres, which will be offered for SALE by AUCTION (with possession on completion), by Messrs.

JOHN D. WOOD & CO. (in conjunction with Messrs. HARLAND & SON), at the Mart, Tokenhouse Yard, E.C., on Friday, 10th July, 1903, at 2 p.m. (unless previously disposed of).—Particulars, with plan and conditions of Sale, may be obtained of Messrs. CHURCH, REWALL & CO. Solicitors, 9, Bedford Row, W.C.; of Messrs. HARLAND & SON, Land Agents, High Barnet; and of the Auctioneers, 6, Mount Street, London, W.

VERY BEAUTIFUL GROUNDS



AMID LOVELY WOODLAND COMMONS.

HANTS (two miles Winchester Station).—Old-world PROPERTY, "Sherwoods," Hartley Wintney, extending to over 50 acres, partly bounded by a stream and in an excellent social and sporting district, will be SOLD by AUCTION at the Mart, E.C. (unless Sold by Private Treaty), on July 10th, as a whole, or in the following Lots:—

Lot 1.—Picturesque Residence, containing fifteen bed, bath, four reception rooms; stabling; cottage; particularly beautiful old lawns and magnificently-timbered grounds, with two meadows, nearly fifteen acres.

Lot 2.—A grass farm, homestead, and buildings, suitable for blood stock rearing, 25 acres.

Lot 3.—Finely-timbered meadow, affording excellent site for Residence.

Particulars, plan, views, and conditions of Sale. Messrs. ROSE, JOHNSON & HICKS, 13, Delahay Street, Westminster; or of the Auctioneers, Messrs. JOHN D. WOOD & CO., 6, Mount Street, London, W.

MESSRS. JOHN D. WOOD & CO.,
AUCTIONEERS AND ESTATE AGENTS,
6, Mount Street, Grosvenor Square, London, W.
Telegrams: "Wood, Agents, London." Telephone 2042 Gerrard.

MESSRS. MABBETT & EDGE,
LAND AND ESTATE AGENTS, AUCTIONEERS,
AND VALUERS.
127, Mount Street, Grosvenor Square, London, W.
Telephone 2795 Gerrard.

THE PRINTED REGISTER of COUNTRY PROPERTIES contains a large and varied selection of RESIDENTIAL and SPORTING ESTATES, Hunting Boxes, Furnished and Unfurnished Houses, many with Fishings and Shootings, etc., free on application, or post free, six stamps.—Offices as above.

HISTORICAL ENGLISH HOME, once the seat of a noble family whose history is allied to and interwoven with England's greatness, is to be SOLD. It is situated in one of the most beautiful shires of England. The MANSION, seated in a magnificently-timbered park, is approached through the fine avenue of trees shown below.



The beautiful old Mansion is built of stone, in the Early Domestic style, adorned with Corinthian columns, and has great historic associations, while the interior is in perfect order throughout, and there is ample accommodation. A photo. is given below of the House.



The shooting and fishing are both quite exceptional, and the whole Estate produces from well-let farms, etc., nearly £2,000 per annum. Included in the Sale are two important Advowsons, amounting to nearly £1,000 a year. The following view, showing the fine old church.



Fuller details of this superb County Seat, upon which a large amount of money has been judiciously expended, can be had from Messrs. MABBETT & EDGE, as above. (8666.)

TWO MILES OF TROUT FISHING.

WILTS.—Nearly 2,000 Acres for SALE, with small RESIDENCE and stabling; land in the highest cultivation; about 2,800 head of game; six packs of hounds near; very low price; station one mile.—Apply MABBETT & EDGE, as above. (8633 v.)

HANTS.—For SALE, an ESTATE of 600 acres; gentleman's Residence; twelve bed, dressing, bath, and four reception rooms; three stalls; shooting, hunting, fishing; 350 acres pasture, 60 acres wood, 190 acres arable.—Apply MABBETT & EDGE, as above. (9001 w.)

MARKET HARBOROUGH AND RUGBY LOCALITIES.—For SALE, most unique ESTATE of nearly 1,500 acres, with a Mansion and stabling for twenty horses, and grounds of a most beautiful character; splendid shooting, and first-class hunting; station three miles.—Full particulars of MABBETT & EDGE, as above. (8856.)

BUCKS (with exceptional sporting, there being nearly 4,000 acres of shooting).—Exceedingly choice Elizabethan MANSION, about 45 minutes from London, with ample accommodation and stabling. To be LET, Furnished, for four years.—Full details of Messrs. MABBETT & EDGE, as above. (8922.)

MESSRS. MABBETT & EDGE,
LAND AND ESTATE AGENTS,
127, Mount Street, Grosvenor Square, London, W.
Telephone No. 2795 Gerrard.

MESSRS. CRONK,
ESTATE AGENTS AND AUCTIONEERS,
12, Pall Mall, S.W., and Sevenoaks, Kent.
Telephone Nos. 2,500 Gerrard, and 4, Sevenoaks.

LIST of ESTATES and RESIDENCES, Hunting and Shooting Quarters, to be SOLD or LET, in the Home Counties and elsewhere, free on application, or by post for two stamps. Particulars inserted free of charge.

FURNISHED RESIDENCES.—Messrs. CRONK's List containing a large and choice selection of Country Houses to be LET in the most favoured districts of the Home Counties and elsewhere, may be had free on application at their offices, as above, or will be sent by post for one stamp. Particulars inserted free of charge.



CHISLEHURST (Kent; about one-and-a-quarter miles from the station on S.E. & C. Ry.).—The choice Freehold RESIDENTIAL PROPERTY, known as "Holbrook," St. Paul's Cray Common, occupying one of the choicest positions in this deservedly popular and beautiful neighbourhood, and approached across the Common through an avenue of fine old trees; the Residence contains thirteen bed and dressing rooms, bathroom, four reception rooms, billiard room, and ample domestic offices; stabling for five horses; two cottages and small farmery; beautiful and well-timbered ornamental gardens and grounds, capital walled kitchen garden with ranges of glasshouses, and two paddocks, the whole comprising an area of about 11a. 3r. 38p., with extensive frontage for future development.—Messrs.

CRONK will SELL by AUCTION, at the Mart, Tokenhouse Yard, E.C., on Thursday, June 25th, at 1 p.m. (unless previously disposed of).—Particulars and conditions of Sale may be obtained at the place of Sale; of Messrs. HUGHES, HOOKER and Co., Solicitors, 26, Budge Row, E.C.; and of the Auctioneers, Messrs. CRONK, as above.



THIS handsome old Tudor MANOR HOUSE, with modern conveniences, finely placed in a picturesque district, within one-and-a-half hours of London and about ten miles from the sea, to be LET, Furnished, for the Summer or longer, or Unfurnished. It contains thirteen bedrooms, bathroom (h. and c.), good hall, and five reception rooms, ample domestic offices; stabling for eight horses, coachman's cottage, etc.; attractive pleasure grounds, large kitchen garden and orchard. Gravelly soil. Hunting in neighbourhood.—Apply to Messrs. CRONK, as above. (6083.)

ONE of the best SPORTING DEMESNES in Ireland to be LET, comprising about 11,500 acres of Shooting and excellent Fishing in streams and lakes. Fine old Furnished MANSION, surrounded by beautiful parkland, with lodge entrance, standing high, with magnificent views, and containing eleven bedrooms, bath, billiard, and five handsome reception rooms, complete domestic offices. Extensive stabling and farm-buildings; charming pleasure grounds, walled kitchen garden and orchard; station one-and-a-half miles. Rent low.—Full particulars of Messrs. CRONK, as above (6743.)



ON A NOTED SALMON RIVER (Ireland).—To be LET, Furnished, this charming old RESIDENCE, surrounded by beautiful parkland, standing high, commanding lovely views, and containing eight bed and dressing rooms, bathroom, three reception rooms, conservatory, and usual offices; stabling, lodge and cottage; attractive pleasure grounds, kitchen garden, glasshouses, etc.; and paddocks, about ten acres; splendid fishing, hunting, golf, etc.—Apply to Messrs. CRONK, as above. (6679.)

FURNISHED FOR THE SUMMER. In a beautiful position near Guildford.—A charming COUNTRY MANSION, surrounded by extensive and finely-timbered grounds, commanding lovely views, and containing seventeen bedrooms, bath, and three reception rooms, usual domestic offices; stabling for seven or eight horses, and cottage. Pretty old gardens, with lawns, glasshouses, etc.—Apply to Messrs. CRONK, as above. (5745.)

THE MOST UP-TO-DATE STUD FARM in the South of England to be LET for remainder of Lease, owing to death of owner; accommodation for 34 horses; one hour from Town, noted spot; 121 acres, nearly all magnificent pasture; chalk subsoil; charming old-fashioned Residence; fourteen bedrooms, three reception and billiard rooms; two lodges, two cottages, and magnificent range of loose boxes; Company's water laid on.—Apply to Messrs. CRONK, as above. (6288.)

MESSRS. CRONK,
SURVEYORS AND ESTATE AGENTS,
12, Pall Mall, S.W., and Sevenoaks, Kent.

MAPLE & CO. (Ltd.),

LANDED ESTATE AGENTS,

AUCTIONEERS,

VALUERS.

Agency Offices:—

TOTTENHAM COURT ROAD, W.,
and at
Brighton, Eastbourne, and Bournemouth.



By order of the Executors of the late Miss L. A. Gordon.
CUCKFIELD (Sussex; two miles from Haywards Heath Station on the main Brighton line).—Picturesque COUNTRY RESIDENCE with excellent stabling, farmery, two cottages, and grounds of about six acres.

MAPLE & CO. have received instructions from the Executors of the late Miss L. A. Gordon to SELL by AUCTION at the Old Ship Hotel, Brighton, on Wednesday, July 8th, 1903, at 3 o'clock (unless an acceptable offer be previously received), the excellent Country Residence, on two floors, known as "Ruthven Lodge," situated in this very favourite and healthy locality, and containing nine bed and dressing rooms, principal and secondary staircases, entrance and side halls, three reception rooms, and commodious offices; pleasure grounds adorned by choice shrubs and trees, partly walled kitchen garden with viney and conservatory, excellent stabling for four horses, double coach-house, harness room, and coachman's cottage, two meadows with farmery, and gardener's cottage. With possession on completion.—Particulars of FITZGUGH, WOOLLEY, BAINES & WOOLLEY, Solicitors, 3, Pavilion Parade, Brighton, and at the Auctioneers' Offices, 109, King's Road, Brighton; London and Eastbourne.



KENT. HERNE BAY (in a very fine position on the East Cliff, about roof, above sea level, commanding unrivalled views, and under a mile from the station).—The well-built and attractive Freehold Marine RESIDENCE, known as "The Girdlers," Herne Bay, approached by a carriage-way, and containing nine bed and dressing rooms, two bathrooms, handsome full-sized billiard room, drawing and dining rooms, pretty hall, conservatory, and complete offices; detached stabling for four horses, coach-house, etc., and four living rooms; pleasure grounds of an acre-and-a-quarter, very fully stocked and well matured, kitchen garden and orchard, three large greenhouses; telephone, gas, and Company's water. Also a Plot of Freehold Building Land, having a frontage of 60 ft. to Beacon Hill Parade. To be SOLD by AUCTION, on June 25th next, in two Lots, unless previously disposed of by Private Treaty.—Auctioneers' Offices, Tottenham Court Road, London, W.



"THE WARREN" STEVENAGE (Herts; on gravel soil, within a mile of the station, G.N. Ry.).—The above very attractive red brick and gabled Freehold RESIDENCE, planned on two floors, and standing in exceptionally well-wooded grounds of two-and-a-quarter acres; it has nine bedrooms, bathroom, sitting room, hall, inner hall, three good reception rooms, conservatories; detached stabling and living rooms; gas and Company's water; tennis and other lawns, kitchen garden, glasshouses, etc.

MAPLE AND CO., LTD., have been instructed to SELL the above charming RESIDENTIAL PROPERTY by PUBLIC AUCTION, at the Mart, Tokenhouse Yard, City, E.C., on July 13th next, at 2 o'clock (unless previously disposed of by Private Treaty).—Auctioneers' Offices, Tottenham Court Road, London, W.

SEVENOAKS (high, with extensive views over Lord Hillington's woods; one mile from station).—To be LET or SOLD, a COUNTRY HOUSE in very pretty gardens, together with stabling for four horses and man's rooms. There are eight bedrooms, bath, two staircases, three reception rooms. Rent £165 per annum, or Price, Freehold, £3,000.—Agents, MAPLE and Co., (LTD.), Tottenham Court Road, London, W. (43731.)

HASLEMERE AND HINDHEAD DISTRICT.—For SALE, a fine modern RESIDENCE, standing in beautiful grounds of four acres, with stabling, cottage, etc. There are ten bedrooms, bathroom, boxroom, four reception rooms, lawns, shrubberies, oak wood, kitchen garden, etc. Price £9,400.—Specially recommended by the Agents, MAPLE & Co. (LTD.), Tottenham Court Road, W.

MAPLE & CO. (Ltd.),
HOUSE AND ESTATE AGENTS,
TOTTENHAM COURT ROAD, W.

ALEX. H. TURNER & CO.,
AUCTIONEERS, ESTATE AGENTS, AND VALUERS,
69, SOUTH AUDLEY ST., GROSVENOR SQUARE, W.
Telephone 2753 Gerrard.
GUILDFORD, WEYBRIDGE, WOKING, AND READING.



Subject to a Low Reserve.

THE HERMITAGE, FRITH HILL, GODALMING.
—An attractive and costly stone-built RESIDENCE, high on a Southern slope, commanding beautiful and extensive views, with charming matured gardens and grounds of about two-and-a-half acres; stabling, etc.; perfect full-sized billiard room, good reception rooms, conservatories, eight bed and dressing rooms, fitted bathroom; lighted throughout by electricity. Possession on completion. A few minutes' walk from Farncombe Station, three-quarters of a mile from Godalming; valuable frontages.

ALEX. H. TURNER & CO. are instructed to SELL this Freehold Property, at the Mart, E.C., on Monday, June 29th, at 2 o'clock.—Particulars of Messrs. FOYER and HORDERN, 26, Essex Street, Strand; and of the Auctioneers, Guildford, and 69, South Audley Street, W.



"WESTWOOD," WEST HILL, SYDENHAM.
—This strikingly picturesque, expensively-built and fitted RESIDENCE, with old timbered carriage approach, stabling, glasshouses, lovely old gardens and grounds of one-and-a-half acres, to be SOLD, Freehold, at a remarkably low price, in consequence of the owner, who has been in occupation for 25 years, having purchased a larger Estate in the country; there is electric light, Company's water, main drainage, and every possible convenience.—For terms and further particulars, apply to ALEX. H. TURNER & Co., 69, South Audley Street, W.



"HANGERFIELD," WITLEY (near Haslemere).
—This most attractive RESIDENCE, occupying one of the finest positions in the South of England, 400ft. above the sea, with grand views, to be SOLD; it is on a southern slope, on sandy soil, and has beautiful old terraced gardens and grounds of several acres; stabling, man's cottage, etc. Immediate possession can be had.—Apply to ALEX. H. TURNER & Co., 69, South Audley Street, W.

BERKS (in a favourite district).—Quaint and pleasing old RESIDENCE, between Maidenhead and Windsor, in beautiful old grounds and well-timbered parklands of 100 acres. Large hall and fine reception rooms, 23 bed and dressing rooms; ample stabling, lodge, cottages, etc.—Agents, ALEX. H. TURNER and Co., 69, South Audley Street, W.

SURREY.—A beautiful (Norman Shaw) RESIDENCE and 100 acres parkland for SALE. Amidst beautiful country; a little over two miles from a station, a drive from the County town; handsome reception room, billiard room, about 20 bedrooms; stabling for thirteen, farmery, cottages; extremely pretty grounds, sloping to stream and finely timbered. Recommended.—Photos. with ALEX. H. TURNER & Co., 69, South Audley Street, W.

HOATHLY, HINDHEAD (810ft. above the sea, in a grand position, with superb views).—The well-built Freehold RESIDENCE, erected by the owner for his own occupation; good reception rooms, studio, seven bed and dressing rooms; electric light; and about an acre of matured garden.

ALEX. H. TURNER & CO. beg to announce that the above Property was NOT SOLD at their Auction, and may now be treated for privately.—Particulars of the Auctioneers, 69, South Audley Street, W., and Guildford.

A BARGAIN. £15,000, Freehold.
35 Minutes from the City by Fast Trains.

400 ACRES, mostly grass.—Charming ESTATE in a beautiful well-wooded district. Picturesque Family Residence in the Queen Ann style; billiard, large reception, and sixteen bedrooms; lodge, cottages; finely-timbered grounds, glass; ample stabling, farmery; capital shooting; hunting three packs.—Recommended to merchants, stockbrokers, and capitalists by ALEX. H. TURNER & Co., 69, South Audley Street, W.

ALEX. H. TURNER & CO.,
69, SOUTH AUDLEY ST., GROSVENOR SQUARE, W.

CURTIS & HENSON,
AUCTIONEERS, SURVEYORS & LAND AGENTS,
5, Mount Street, Grosvenor Square, W.
Telephone: 1460 Gerrard. Telegrams: "Submit, London."

SUSSEX COAST (near).—To be SOLD, an attractive Modern RESIDENCE, standing high and commanding views over the Channel; ten bed and dressing rooms, billiard room, and good reception rooms. Stabling for eleven horses; model farm, cottage. The property stands in pretty undulating grounds of about 32 acres, and includes a well-stocked orchard, kitchen garden, glasshouses, etc. Hunting with three packs. The house would be let furnished if desired.—For further particulars apply to CURTIS & HENSON, 5, Mount Street, W. (W 4868.)



MOST PERFECT HOME IN SURREY.
50 MINUTES FROM CITY AND WEST END.
—In a lovely district, abounding in beautiful drives.—For SALE, above COUNTRY RESIDENCE, replete with every modern luxury that science and money can provide, decorated in the Adams' style in a most artistic manner. Suite of five handsome reception rooms, billiard room, music saloon with gallery, 25 bed and dressing rooms, perfect offices; first-class stabling, farmery. Electric light. Famed old-world grounds, intersected by a series of lakes.—Views and terms of the Sole Agents, CURTIS & HENSON, 5, Mount Street, W. (W 4818.)

RESIDENTIAL AND SPORTING ESTATE.
HOME COUNTIES.—To be LET for a year or longer, a magnificently situated RESIDENCE of historical interest, standing in a lovely park of some 1,600 acres, and containing about 30 bedrooms, superb reception rooms, and extensive stabling; three lodges. The sporting facilities are in first-class order, the woods being well arranged, and a large head of game could be reared.—For further particulars, apply to CURTIS & HENSON, 5, Mount Street, W. (W 2279.)

HERTS AND BUCKS (500 acres on high ground).—For SALE, an important ESTATE, in a most bracing situation. It includes an imposing modern Residence built about 20 years ago, and fitted with modern requirements. The House contains about sixteen bedrooms and five reception rooms. Perfect stabling, etc. Matured gardens and grounds. If desired, shooting could be arranged for.—CURTIS & HENSON, 5, Mount Street, W. (W 3979.)



GENUINE. ELIZABETHAN MANSION AND ROUGH SHOOTING AND FISHING.

FOR THE SUMMER.—The above most charming Elizabethan RESIDENCE, a little over three hours from Town, secluded in lovely old parklands, to be LET furnished, up to the end of October. Imposing hall, billiard room, three other reception rooms, about 20 bed and dressing rooms, and excellent offices, lovely old gardens, excellent stabling. Shooting over about 800 acres; capital coarse fishing. Rent only 25 guineas a week.—CURTIS & HENSON, 5, Mount Street, W. (W 5571.)

ABOUT AN HOUR FROM TOWN.
SUSSEX BORDERS (in a lovely district close to Ashdown Forest).—For SALE, a very charming gentleman's RESIDENCE, standing in beautifully arranged gardens and grounds of about 50 acres, containing some ten or twelve bedrooms, excellently proportioned reception rooms, billiard room, stabling, etc. Terms moderate. The whole property is in excellent order throughout.—CURTIS & HENSON, 5, Mount Street, W. (W 4727.)

7,000 ACRES (the finest Sporting Property in the Eastern Counties, two-and-a-half hours from Town).—To be LET, an imposing and magnificently furnished MANSION, containing noble suite of reception rooms, and 25 bedrooms, seated in an extensive park. The shooting is exceptionally good, and the probable bag for the ensuing season will be from 7,000 to 8,000 pheasants, 800 brace of partridges, and 3,000 sundries.—Terms of CURTIS & HENSON, 5, Mount Street, W. (W 4027.)



2,500 ACRES SHOOTING, AN HOUR FROM TOWN.
TO BE LET, the above, beautifully situated amidst most lovely surroundings in a large park; 25 bedrooms, five reception and billiard rooms; stabling; old-fashioned gardens.—Strongly recommended by the Agents, CURTIS & HENSON, 5, Mount Street, W. (W 4102.)

CURTIS & HENSON,
AUCTIONEERS, SURVEYORS & LAND AGENTS,
5, Mount Street, Grosvenor Square, W.

J. A. LUMLEY, NEWTON & DOWELL,
"LUMLEY HOUSE,"
34, St. James's Street, S.W.

SUNNINGDALE, BERKSHIRE.
Adjoining station and golf links.

J. A. LUMLEY, NEWTON & DOWELL are instructed to SELL by AUCTION at the Mart, Tokenhouse Yard, on Wednesday, July 8th, 1903, at 2 o'clock precisely (unless previously disposed of by Private Contract), a well-built, charmingly-situated BIJOU RESIDENCE, known as "Ridge View," Sunningdale, containing six bedrooms, fitted bathroom with h. and c. supplies, large oak-panelled billiard hall, dining room, drawing room, well-arranged domestic offices, and principal and secondary staircases; approached by a carriage drive, and standing in tastefully-laid-out grounds and gardens of about one-and-a-half acres, with excellent tennis lawn, flower gardens, etc. The Property is held on Lease for an unexpired term of 88½ years at a ground rent of £40 per annum. Possession on completion of purchase.—Particulars and conditions of Sale may be obtained of Messrs. BROOKS, JENKINS & Co., Solicitors, 16, Godliman Street, London, E.C., and (with cards to view) of the Auctioneers, J. A. LUMLEY, NEWTON & DOWELL, "Lumley House," as above.

GUNS TO LET.

HORNCastle.—To be LET for the Shooting Season, one or two guns on a first-class SHOOT, extending to over 2,500 acres, including four or five coverts. Last year's bag was 300 partridges, 350 pheasants, 1,000 rabbits, and 60 to 70 hares, and a few various. Accommodation could be had at the inn or at the owner's Residence, which stands in a large park close to the shooting.—For rent and further particulars, apply to the Agents, J. A. LUMLEY, NEWTON & DOWELL, "Lumley House," as above.

STREATHAM (within three minutes of Streatham Hill Station).—To be LET, furnished or unfurnished, a delightfully situated detached RESIDENCE, standing in its own nicely laid-out grounds of about one-and-a-quarter acres, including tennis lawn, flower and kitchen garden, and approached by carriage drive. It contains three reception rooms, five best bedrooms, and three servants' rooms, bathroom (h. and c.), well-arranged domestic offices, small conservatory; gas and water laid on, and drainage good.—For further particulars and order to view, apply to the Agents, J. A. LUMLEY, NEWTON & DOWELL, "Lumley House," as above.



NORTH WALES (on the Banks of the Menai Straits).—To be SOLD, the above charmingly-situated Modern RESIDENCE, situated two miles from the Cathedral Town of Bangor, five minutes from the Station, half-a-mile from the village shops, etc., and landing place for steamers. The House contains four reception rooms, ten bed and dressing rooms, two bathrooms, large and well-arranged domestic offices; stabling for two horses, coach-house, cottages, etc. The grounds are nicely laid out, sloping down to the Straits, and include lawns, flower and kitchen garden. There is a small dock at the foot of garden, also private bathing house and bathhouse. Telephone laid on. Gas laid on throughout the house, and electric light in most of the rooms.—For price and further particulars apply to the Agents, J. A. LUMLEY, NEWTON & DOWELL, "Lumley House," as above.

BROMLEY, KENT (within four minutes of Bromley South and ten minutes of Bromley North Stations; near the golf links, tennis club, bowling club, etc.).—To be LET, Unfurnished, a well-built and very conveniently situated detached RESIDENCE, commanding lovely views, and standing in its own well-shrubbed and tastefully laid-out grounds of about an acre, including tennis lawn, terraces, flower and well-stocked kitchen garden. It contains three large lofty reception rooms (two of which open into the grounds), four principal bedrooms, three other bedrooms, bathroom (h. and c.), kitchen and excellent domestic offices.—For order to view and further particulars, apply to the Agents, J. A. LUMLEY, NEWTON & DOWELL, "Lumley House," as above.



GODSTONE (Surrey; within two-and-a-half miles of Caterham and Oxted Stations; close to the post, telegraph office, village, etc.).—To be LET, the above beautifully furnished, old-fashioned RESIDENCE, situated in a charming residential district, and standing in its own well-laid-out grounds, including tennis and croquet lawns, partly walled kitchen, fruit, and vegetable gardens, vineyard, greenhouse, forcing pits, and meadow. The Residence contains entrance hall, four reception rooms, billiard room, fifteen bed and dressing rooms, two night nurseries, five bathrooms, playroom and boxroom, and excellent domestic offices; electric bells are fitted throughout, gas laid on to stables, billiard room, and nurseries.—Personally inspected and strongly recommended by the Agents, J. A. LUMLEY, NEWTON & DOWELL, of "Lumley House," as above.

J. A. LUMLEY, NEWTON & DOWELL,
"LUMLEY HOUSE,"
34, St. James's Street, S.W.

DEBENHAM, TEWSON, FARMER AND BRIDGEWATER,

80, CHEAPSIDE, CITY, E.C.

MESSRS. DEBENHAM, TEWSON, FARMER AND BRIDGEWATER'S monthly LIST of Residential and Sporting Estates, Farms, Town and Country Houses, Investments, etc., can be had free on application at 80, Cheapside, E.C.



ASHGROVE ESTATE, SEVENOAKS.

THE WELL-KNOWN BEAUTIFUL RESIDENCE OF R. KIRKMAN HODGSON, ESQ., FOR SALE BY AUCTION ON JUNE 30th, 1903.

SEVENOAKS.—A singularly attractive Freehold RESIDENTIAL ESTATE of about 172 acres, situate in one of the most delightful parts of Kent, and surrounded by important country seats, amongst which is Knole Park, and distant about two miles from Sevenoaks Station, with excellent services of trains to Charing Cross, Cannon Street, Victoria, etc. The Mansion, of which the above is an illustration, is approached through a richly-timbered and boldly undulating park, with lodge at entrance, and stands in grounds of almost matchless beauty. The accommodation comprises 30 bed and dressing rooms, two bathrooms, billiard, and five reception rooms; there are large lawns upon which are many notable trees, numerous grass walks, flanked by a marvellous collection of all the choicest sorts of rhododendrons; charming azalea garden, which is filled with azaleas of every known colour and kind, rose, beautiful walks extending for many miles through well-grown woods; between these woods are lovely valleys with grass pastures, hop gardens, and arable lands; productive kitchen gardens, glasshouses, house for gardener, dairy, bailiff's house, model farm, small farm-house with suitable buildings; stabling for ten horses; coachman's cottage, second farm homestead, with stabling, buildings, etc.; five other cottages, and most productive orchards, etc.—Full particulars of CAMPBELL WADE, Esq., Solicitor, 4, St. Helen's Place, E.C.; and of the Auctioneers, Messrs. CHANCELLOR & SONS, 51, Pall Mall, King Street, Richmond, Surrey, and at Ascot and Sunningdale; and Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C.



"TAPLOW HOUSE," TAPLOW.

FOR SALE BY AUCTION ON JUNE 25th, 1903.

TAPLOW.—A well-known and exceptionally attractive Freehold and part Copyhold PROPERTY, only three-quarters of a mile from Taplow Station, and a quarter of a mile from the river. It comprises the above capital Family Mansion, which commands fine views, and contains 20 bed and dressing rooms, two bathrooms, spacious entrance hall, and a handsome suite of reception rooms, billiard room, etc. Lovely old grounds, kitchen gardens, orchard, glasshouses, excellent stabling, compact farm, and several enclosures of park-like pasture land, with long and important road frontages, in all about 24 acres. With possession.—Particulars of Messrs. KENSHAW, KEEWICH & SMITH, Solicitors, 2, Suffolk Lane, Cannon Street, E.C.; and of the Auctioneers, Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C.



To be Let, Furnished, with or without 1,600 acres of Shooting.

SUSSEX (three miles from the coast).—This charming old COUNTRY MANSION, in a prettily-timbered park, about 400ft. above sea level, with beautiful extensive views; 26 bed and dressing rooms, two bathrooms, boudoir, billiard, and five reception rooms; stabling for nine, and two cottages; well-timbered undulating grounds, glasshouses, etc., in all 42 acres; hunting with two packs; several golf clubs near.—Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C. (10,056.)



MANOR HOUSE, DITTON HILL.

FOR SALE BY AUCTION, ON JUNE 23rd, 1903.

SURREY.—In a delightful position on high ground, amidst lovely surroundings, in the favourite residential district between Surbiton and Esher, and within one-and-a-half miles of Surbiton Station, with its excellent service of express trains to and from London.

A singularly attractive and complete Residential Property, comprising a delightful Manor House (illustrated above), in beautiful old grounds, approached by a carriage drive with picturesque lodge entrance, and containing lofty saloon, hall with gallery, drawing room, dining room, billiard room, and schoolroom, fourteen bedrooms, two bathrooms, etc.; first-rate modern stabling for five horses, with coach-house, men's rooms, etc.; charming pleasure gardens, with wide spreading lawns (tennis court), handsome shrubberies, ornamental lake and boat-house, kitchen gardens, orchard, range of greenhouses, etc., the whole extending to over eight acres. Held for an unexpired term of about 60 years, at a low ground rent.

The Premises, which are most completely fitted and found throughout, have recently been the subject of a large outlay in excellent taste. With possession.

Particulars, with plan and views, may be obtained of Messrs. TROLLOPE, Surveyors and Estate Agents, 14, Mount Street, Grosvenor Square, 7, Hobart Place, Eaton Square, West Halkin Street, Belgrave Square, and 5, Victoria Street, S.W.; and of the Auctioneers, Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C.



MIDDLESEX AND HERTS BORDERS (in a very rural district, within easy access of stations on the G.N. and G.E. Rys.).—This picturesque Freehold RESIDENCE, with south aspect and a beautiful view; ten bed and dressing rooms, bathroom (h. and c.), oak paneled hall and dining room, two other reception rooms, billiard room, servants' hall and offices; stabling for five, six living rooms, laundry, and six-roomed cottage; handsomely-timbered grounds, tennis courts, kitchen garden, greenhouses, and parkland, in all thirteen acres. Golf links within easy reach. To be SOLD, or the whole Estate of about 90 acres of grandly-timbered park-like land could be purchased.—Recommended by Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C. (10,515.)



A VIEW FROM THE GROUNDS.

ONLY ELEVEN MILES FROM LONDON BRIDGE.—An exceedingly attractive RESIDENTIAL PROPERTY amidst delightful rural surroundings, three miles from East Croydon Station. The Mansion is partly furnished, and stands near the centre of the Estate in the midst of a grandly-timbered undulating park of great beauty and extent, through which it is approached by long carriage drives, with numerous lodge entrances, charming grounds, large ornamental lake, and extensive stabling. Average game bag: about 800 pheasants, 100 partridges, 20 woodcock, 50 hares, and 3,000 rabbits; 120 acres of the excellent parkland included in the letting, and more can be rented if required; polo and golf near.—Recommended from personal inspection by the Agents, Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C., where a series of views and plan may be seen. (10,148.)

OCKLEY (near Dorking).—A charming COUNTRY RESIDENCE, on a moderate scale, with complete appointments; stands well up with good views; nine bed and dressing rooms, bath, and three reception rooms; stabling, cottage, grounds of about one-and-a-half acres. Lease for SALE at a small premium.—Inspected and recommended by Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C. (10,007.)



TO BE SOLD, or LET, UNFURNISHED or FURNISHED.

G.E.R. MAIN LINE. in a pretty and favourite residential district, only ten minutes' walk from a station, with capital service of fast trains to the City.—This very attractive COUNTRY RESIDENCE, standing high on sandy soil, and commanding extensive views; twelve bedrooms, dressing and bathrooms, large hall, billiard room, four reception rooms, and conservatory; capital modern stabling for three horses, three living rooms, and coachman's house; beautifully timbered grounds, tennis and croquet lawns, glasshouses, and undulating meadowland, in all about thirteen acres.—Inspected by Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C. (10,413.)

STAINES (a little more than 30 minutes from Waterloo, near the river, and close to the golf links).—To be SOLD, a substantial well-appointed Freehold RESIDENCE, in first-rate order, and ready for immediate occupation, approached by a long drive through a fine avenue, and containing fourteen bed and dressing rooms, bathroom (h. and c.), three reception rooms, billiard room, and conservatory; stabling for eight, motor house, two cottages, and other buildings; beautifully timbered grounds, tennis, and other lawns, Italian garden, kitchen garden, glasshouses, ornamental water with island, and a paddock, in all six acres.—Inspected by Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C. (10,472.)



WITHIN an easy drive North of London.—To be SOLD or LET, this charming old-fashioned Freehold RESIDENCE, commanding fine views, standing in the midst of beautifully-timbered grounds and grassland of about 26 acres, through which it is approached by a drive with lodge; fifteen bed and dressing rooms, two bathrooms, and three reception rooms; stabling for five or six horses; gardens, tennis courts, ornamental lake, glasshouses, etc.—Inspected by Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C. (10,182.)

THAMES, DITTON.—To be LET, Furnished, for three months from middle of June, at a very moderate rent, in consequence of the owner going abroad, a capital Detached RESIDENCE, five minutes from the station and river; eight bed and dressing rooms, bathroom, and three reception rooms; pleasure and kitchen gardens and good lawn.—Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C. (10,421.)



NORTH DEVON (borders).—An important Freehold RESIDENTIAL and SPORTING ESTATE of about 2,800 acres, in an exceptionally healthy district, about eight miles from the sea. It comprises the above fine old Mansion (part dating from 1410), beautifully situated on an eminence, and containing 20 bed and dressing rooms, three reception rooms, two billiard rooms, and a fine baronial dining hall with minstrels' gallery; extensive stabling, cottages, grounds, and large ornamental lake; a second Residence with eight bedrooms, and fourteen farms with homesteads, all let to good tenants. The Estate affords good shooting, and fishing can be had in a river which skirts the property for nearly a mile. To be SOLD.—Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C. (5307.)

CHIGWELL (three-quarters of a mile from Grange Hill Station).—Charming old-fashioned RESIDENCE, in a good situation, with extensive views; eight bed and dressing rooms, bathroom, three reception rooms, and conservatory; stabling for six; cow-house, and two lodges; pretty grounds, tennis court, and meadowland, in all seven-and-a-half acres. Rent £160.—Inspected by Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C. (10,508.)

OFFICES: 80, CHEAPSIDE, CITY, E.C.

DEBENHAM, TEWSON, FARMER AND BRIDGEWATER,

80, CHEAPSIDE, CITY, E.C.

GRANTHAM, near (Lincolnshire).—Little more than a mile from the town and station, whence there is the finest possible service of express trains north and south, the journey to and from London being accomplished within two hours. A very choice Freehold ESTATE of about 1,000 acres, some 370 acres being of sound old pasture and the remainder arable, mixed soil, easy of cultivation, carries a large flock of sheep, and grows capital barley and roots, the whole in prime condition, having been farmed for many years by one of the best farmers in the country. The Residence is built of stone, is very substantial, stands about 400ft. above sea level, and commands grand views, including Lincoln Cathedral and Belvoir Castle. It stands in well-timbered grounds, contains nine bedrooms, three good sitting rooms, and ample offices; the large homestead is well arranged; there is also three other sets of farm-buildings and eleven cottages; in fact every necessary adjunct for such a farm. It is admirably adapted for a gentleman who wishes to breed horses, cattle, or sheep on a large scale. It is surrounded by the estates of titled owners, is in a first-rate hunting centre, affords good partridge shooting, and has a fine supply of water. This is a rare opportunity for a gentleman who desires to acquire a country seat, in a locality possessing such a combination of unique advantages.—Particulars of Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C.



COTSWOLD HILLS (in a high and very healthy situation; one mile from a station, and about four miles from Stroud).—This capital stone-built RESIDENCE, commanding fine views of the surrounding picturesque country; seven bedrooms, bathroom, and three reception rooms; stable, gardens, tennis lawn; hunting with the Duke of Beaufort's and the Cotswold Hounds, fishing, and golf. Freehold £2,000 (including furniture), or would be LET, Furnished or Unfurnished.—Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C. (10,443.)

DEVON AND SOMERSET STAG HUNT (a mile from Minehead station).—A substantial Modern Freehold RESIDENCE, in a high but sheltered situation on gravel; seven bedrooms, bathroom (h. and c.), three reception rooms, and billiard room; stabling for two or more, and man's room; gardens of an acre; golf links one mile. Price £2,000. Rent £200. Unfurnished, or £150. Furnished. Or would be LET for August and September.—Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C. (8450.)



HANTS (a mile from a station on the L. & S.W. main line, about one hour from Town).—This charming old-fashioned Freehold RESIDENCE, standing in the midst of beautifully-timbered grounds of over eleven acres, extending to the Basingstoke Canal; eight bed and dressing rooms, bathroom (h. and c.), and three reception rooms; stabling, cottage, and glasshouses. To be SOLD.—Messrs. DEBENHAM, TEWSON and Co., 80, Cheapside, E.C. (9234.)

HANTS AND SUSSEX BORDERS (in an exceptionally favourite residential district, within easy reach of a station on the main line of the L. & S.W. Ry.).—A valuable Freehold ESTATE of about 830 acres, well timbered and watered, and affording first-class shooting. There is a well-placed Residence, approached through the park, with lodge entrance, and containing ten bedrooms and four reception rooms; stabling for ten horses, charming grounds; eight farms, ten cottages, etc. To be SOLD.—Messrs. DEBENHAM, TEWSON and Co., 80, Cheapside, E.C. (10,481.)



SUSSEX (in a very pretty part of the county, about ten miles from the coast).—To be SOLD, a very attractive Freehold RESIDENTIAL PROPERTY of about 82 acres, with the above picturesque modern Residence, commanding grand views, and containing nine bed and dressing rooms, bathroom, three reception rooms, and conservatory; stabling for three or more; cottage, bailiff's house, and farmery; pretty grounds, orchard, a charming wood, and inclosures of arable and pasture; good hunting.—Inspected by Messrs. DEBENHAM, TEWSON and Co., 80, Cheapside, E.C. (10,207.)



ARGYLESHIRE.—This beautifully-situated stone-built RESIDENCE, standing high in the midst of lovely scenery, on the west side of Lochgoil, surrounded by finely-timbered grounds of about five-and-a-half acres, extending to the water's edge, and intersected by a picturesque and romantic burn; ten bed and dressing rooms, bathroom, two reception rooms, and conservatory; stabling for two, and gardener's cottage. Shooting and fishing. Price £2,100.—Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C. (5438.)

2,000 ACRES OF SHOOTING in Gloucestershire to be LET, with a handsome partially furnished MANSION, standing on gravel soil in a well-timbered park, and containing 21 bed and dressing rooms and four reception rooms; stabling for twelve; two lodges and grounds; hunting with Lord Fitzhardinge's and the Duke of Beaufort's Hounds. Rent £400.—Messrs. DEBENHAM, TEWSON and Co., 80, Cheapside, E.C. (10,552.)



35 MINUTES' RAIL FROM WATERLOO (in a favourite residential district, on dry gravel soil; about three-quarters of a mile from a station, and two miles from the river).—To be SOLD, the above capital Freehold RESIDENCE, arranged on two floors; six bedrooms, bathroom (h. and c.), three reception rooms, and conservatory; stabling for two or more; finely-timbered grounds, wide lawns, tennis court, orchard, paddocks, etc., in all ten acres.—Inspected by Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C. (10,166.)

2,000 ACRES OF SHOOTING in Suffolk to be LET, with a handsome furnished MANSION in a pretty timbered park; 26 bed and dressing rooms, five reception rooms, and billiard room; stabling for six horses, and picturesque grounds. Rent £500 per annum.—Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C. (10,477.)



CARMARTHENSHIRE (one-and-a-half miles from a station).—The above picturesque old-fashioned Freehold RESIDENCE, occupying a grand situation on gravel soil, in the midst of splendidly wooded grounds and parkland of about eight acres, and commanding exquisite views; twelve bed and dressing rooms, bathroom (h. and c.), large square hall, four reception rooms, and conservatory; stabling for eight, two cottages, and numerous buildings; three-quarters of a mile of salmon and trout fishing in the Towey. Price £3,600. Extra grassland if required.—DEBENHAM, TEWSON & Co., 80, Cheapside, E.C. (10,532.)

"BRIDGEFOOT HOUSE," NEAR POTTERS BAR.

FOR SALE BY AUCTION ON JUNE 23rd, 1903.

By Order of Executors.

MIDDLESEX AND HERTS (on the borders of; about a mile-and-a-half from Potters Bar Station, G.N. Ry., and three miles from High Barnet).—An attractive Freehold RESIDENTIAL ESTATE, known as "Bridgefoot House," in the parish of South Mimms, comprising a moderate-sized Mansion, with fine old-time pleasure grounds; kitchen garden, stabling, and outbuildings; complete set of farm-buildings, house for bailiff, and entrance lodge. Two small enclosures are arable, the rest all in grass parks and park-like pastures, specially suitable for cattle or horse-breeding. Also several enclosures of pasture land, with long frontages, affording some fine building sites; in all about 1631. 17. 38p. Four lots.—Particulars of Messrs. LINGARD & LEACH, Solicitors, 20, Finsbury Circus; of Messrs. LOFTS & WARNER, Land Agents, Mount Street, Berkeley Square; and of Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C.

SOUTH LEIGH, SOUTH HANTS.

FOR SALE BY AUCTION ON JUNE 23rd, 1903.

SOUTH HANTS (in the parish of Warblington, two miles from Havant and Emsworth Stations, and ten from Portsmouth).—A choice Freehold RESIDENTIAL ESTATE of 356a. 11r. 30p., known as "South Leigh." A moderate-sized Mansion House, in finely-timbered grounds, with entrance lodge, kitchen garden; stabling for nine horses, coach-house, model dairy, etc. The lawns open to a choice park with ornamental water and bridge. A very superior farm-house with an exceptionally good homestead; also several cottages and two bijou villas. The remainder of the land is divided into convenient enclosures of pasture and arable, with well-placed woods and plantations, being good game coverts. The land and buildings are specially suitable for horse, cattle, or sheep breeding. The whole has been well kept and is in capital condition; it is of compact form, and is intersected by good roads, to which there are long frontages.—Particulars of Messrs. HUGHES, HOOKER & Co., Solicitors, 26, Budge Row, London, E.C.; of Messrs. PENNEY & CLARK, Estate Agents, Portsmouth; and of Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C.



NORTH KENT COAST (ten minutes' walk from a station and the sea).—This very attractive Freehold RESIDENCE, erected for the owner's occupation; thirteen bed and dressing rooms, two bathrooms, billiard, and four reception rooms, cottage, and outbuildings; well-arranged grounds of three-and-a-half acres. To be SOLD at a very moderate price. An additional 30 acres can be had.—Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C. (10,464.)

BUCKS.—A very valuable and exceptionally attractive Freehold ESTATE, occupying a splendid position in one of the prettiest parts of the county (portions of the land being upwards of 600ft. above sea level), and commanding lovely views, affording many glorious building sites for the erection of gentlemen's residences. It comprises two capital residences, with stabling, gardens, etc.; two smaller houses, an excellent set of farm-buildings, numerous cottages, arable and pasture land, and about 130 acres of valuable beech, larch, and oak woodland. The Property possesses long and important road frontages. Good sporting district. To be SOLD as a whole or in portions.—Inspected by Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C. (8158.)



SUSSEX (in the favourite district of Haywards Heath).—To be LET, a capital RESIDENTIAL ESTATE of about 63 acres (chiefly grassland), with the above exceptionally well-built Residence, standing high, with beautiful views, and in excellent order; eleven bed, bath, and four reception rooms; capital stabling; picturesque farm house, buildings, cottage, and charming grounds. Rent 350 guineas.—Inspected and recommended by Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C. (9652.)

KENT (less than two hours by rail from Town).—A valuable Freehold RESIDENTIAL ESTATE of about 130 acres (nearly all pasture), in a good social and sporting district, with a capital stone-built Residence, approached by a long drive; ten bed and dressing rooms, bath, and three reception rooms; stabling for six, and nineteen cottages; extremely pretty undulating, well-timbered grounds. Price £11,500; rent on lease £330. Or the House would be LET, furnished, for the summer at 15 guineas per week.—Messrs. DEBENHAM, TEWSON and Co., 80, Cheapside, E.C. (10,519.)



BISHOP'S STORTFORD (near).—This very attractive old-fashioned FARM-HOUSE, carefully modernized, and commanding splendid views; six bedrooms, bathrooms, two halls, and three reception rooms; flower and kitchen gardens and meadowland, in all seven-and-three-quarter acres. Hunting with the Puckeridge and other packs. Rent £100. Stabling can be rented.—Inspected by Messrs. DEBENHAM, TEWSON & Co., 80, Cheapside, E.C. (10,455.)

OFFICES: 80, CHEAPSIDE, CITY, E.C.

TELEPHONE NO.
3645 GERRARD.

MESSRS. WALTON & LEE.

(Advertisements continued from page iii.)

TELEGRAPHIC ADDRESS:
"WALTONS, LONDON."



NORTH DEVON.—The exceptionally attractive SPORTING and RESIDENTIAL ESTATE known as "Woolhanger Manor," situate about three miles south-west of Lynton and Lynmouth, and within half-a-mile of the Woody Bay Station, on the Lynton and Barnstaple Railway, whence Barnstaple is some sixteen miles distant and Ilfracombe twelve miles. The Property comprises the above capital Family Residence of moderate size (with stabling and other outbuildings), occupying a delightful situation overlooking grounds of striking natural beauty, with an extensive lake in the subjacent valley and the wild moorland of Exmoor beyond. The pleasure grounds have been tastefully laid out, and include an extensive lake with boathouse. The Estate also comprises five agricultural holdings with suitable farm-houses and homesteads, various enclosures of thriving plantation, and extensive areas of heather-clad moorland, the whole extending over an area of about 2,400 acres. The Property is an ideal all-round Sporting Estate, its natural qualifications affording sport throughout the year. There are excellent wildfowl, black game, partridge, and ground game shooting; four miles of good trout fishing on the Estate and in well-stocked lakes of three acres. Hunting with the Devon and Somerset Stag-hounds and the Exmoor Fox-hounds.—Messrs.

WALTON & LEE will offer the above by AUCTION at the Imperial Hotel, Barnstaple, on Friday, July 17th, 1903, at 2 o'clock, first as a whole, and if not so sold, then in Lots (unless previously sold privately).

Lot.	Description.	Quantity.	Rental.
		A. R. P.	£ s. d.
1	Woolhanger Manor	1,044 3 23	601 10 0
2	Thornworthy Farm	107 0 5	92 10 0
3	Shallowford Farm	137 1 32	58 15 0
4	Manorial Rights and Allotment	928 3 36	25 0 0
5 to 11	Accommodation Holdings ...	183 2 5	203 15 6
	Total	2,401 3 21	981 10 6

—Particulars of Messrs. KITSONS, MACKENZIE & HEXT, Solicitors, Torquay; Messrs. SMYTH-RICHARDS & FOX, Land Agents, Barnstaple; and of the Auctioneers, 10, Mount Street, London, W.

GREAT NORTHERN MAIN LINE. about one-and-a-quarter miles from station, with express service (two-and-a-half hours) to London.—To be LET, Family RESIDENCE, well situated for hunting purposes and boating. The House contains entrance hall, three reception rooms, boudoir, billiard room, thirteen bed and dressing rooms, bathroom, and commodious domestic offices; first-class stabling for nine horses, with coach-houses, coachman's rooms, and groom's rooms; excellent fruit and vegetable garden, with greenhouse and vineyard, and gardener's cottage. The pleasure grounds include tennis lawns, well-grown shrubberies and rookery, the whole being in perfect order. Rent, Unfurnished, £150.—Full particulars of Messrs. WALTON & LEE, 10, Mount Street, London, W. (14,736.)

AN OLD-FASHIONED RESIDENCE, standing in its own grounds, with valuable orchard of three-and-a-half acres, to be LET, Unfurnished, or SOLD. The House is in perfect order, and contains hall panelled in old oak, dining and smoking rooms with old oak pillars and beams, drawing room, six bedrooms, bathroom (h. and c.), old oak staircase, kitchen, pantry, etc.; outside billiard room or study, coach-house, harness room, stable for three horses; one-and-a-half miles from Didcot Station; close to church, post and telegraph office.—Full particulars of Messrs. WALTON & LEE, 10, Mount Street, London, W. (18,463.)



TO YACHTSMEN AND OTHERS.—The above delightful and unique MARINE PROPERTY, occupying one of the finest positions between Ryde and Cowes, to be SOLD, Freehold, or LET, Unfurnished, on Lease. Charming Residence, containing three handsome and lofty reception rooms, conservatory, ten spacious bedrooms, bath, servants' hall, and excellent offices; capital water and drainage; telephone; stabling for six horses, two coach-houses and three rooms over; tennis lawn and court, flower gardens, wilderness walks, vegetable and fruit gardens, glasshouses, orchard, and beautiful grounds sloping to the Solent, about eleven acres in extent. Large boat-house with three rooms, suitable for bachelor's use; private bathing pier, which can be extended for yachts.—Strongly recommended by Messrs. WALTON & LEE, 10, Mount Street, London, W. (14,476.)

SUPERB MANSION AND 6,000 ACRES OF SHOOTING.

CHESHIRE (two-and-a-half miles from a main line station).—To be LET, Furnished, one of the finest old MANSIONS in the United Kingdom, standing in a magnificently-timbered park, through which it is approached by two carriage drives with entrance lodges, and containing noble hall 70ft. by 30ft. with vaulted and gabled roof, and heraldic ornamentation, suite of stately reception rooms, billiard room, 20 principal bedrooms, sixteen servants' apartments, bathroom, and ample domestic offices, suitable to the requirements of a large establishment. The Mansion is exquisitely appointed and handsomely furnished throughout; excellent water supply and sanitation; stabling for 20 horses, carriage-houses, groom's rooms, etc. The pleasure grounds are in keeping with a Mansion of this importance, and at the same time are comparatively inexpensive of maintenance. The gardens are laid out in the Italian style, and include tennis and croquet lawns; there is an excellent kitchen garden with necessary glasshouses, and in the park are large lakes with boats and boat-houses. The shooting extends to about 6,000 acres with a good proportion of coverts; hunting with three packs of hounds. Immediate possession of the Mansion would be given, and the shooting could be rented if required from February 1st, 1904. Coarse fishing in lakes.—Personally inspected and strongly recommended by Messrs. WALTON & LEE, 10, Mount Street, London, W. (17,060.)

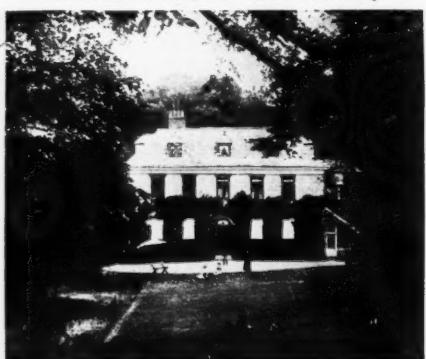


KINGSTON-ON-THAMES (three minutes from station, and with 220ft. of river frontage).—To be SOLD, the above charming old-fashioned Freehold RESIDENCE, containing eighteen rooms, standing in two acres of grounds, and occupying the site of a former house built in the Reign of Edward IV. Magnificent avenue of chestnut trees, tennis and croquet lawns, delightful gardens; stabling; electric charging station adjacent. Price £7,000.—Messrs. WALTON & LEE, 10, Mount Street, London, W.

CHARMING SUMMER RESORT. SHOOTING, FISHING. NORTHUMBERLAND (near the Cheviot Hills, and one-and-a-half miles from a station).—To be LET for about two or three Summer months, a nice old-fashioned MANSION, together with 1,350 acres of shooting, and exclusive fishing of about four-and-a-half miles in the rivers Glen and Till. The Mansion is most pleasantly situated, overlooking the Till Valley, Flodden, and Cheviot Hills. It stands in a park on gravelly soil, and contains fifteen bedrooms, nursery, billiard, and five reception rooms, bathroom (h. and c.), and ample offices; stabling for six horses, and men's accommodation; pretty old-fashioned garden.—Recommended by Messrs. WALTON & LEE, 10, Mount Street, London, W. (18,538.)

EXCELLENT HOUSE AND SPORTING.

Amidst the beautiful South Devon coast scenery.



TO BE LET, UNFURNISHED, HORSWELL HOUSE, a very comfortable Residence, together with nearly 500 acres of partridge and wildfowl shooting and excellent sea bathing and fishing. The Residence is in first-rate order throughout, and contains seventeen bed and dressing rooms, bathroom, four reception rooms, breakfast room, kitchens, and usual offices; stabling for seven horses, two cottages, and outbuildings; orchard and pasture land also if required. Rent moderate.—Apply Messrs. WALTON & LEE, 10, Mount Street, London, W. (17,651.)

LADY GOING ABROAD wishes to LET for Summer months or longer (Worcestershire), a very attractive old-fashioned RESIDENCE, standing on gravel soil, in grounds of about ten acres; twelve bed and dressing rooms, bathroom, four reception rooms; stabling for six, and men's rooms; near golf links; servants might be left.—Inspected and recommended by Messrs. WALTON & LEE, 10, Mount Street, London, W. (17,647.)

SOUND LANDED INVESTMENT PAYING ABOUT 3 PER CENT.

EAST ANGLIA (three miles from a market town and station).—To be SOLD, a very compact AGRICULTURAL ESTATE of over 1,350 acres, affording first-class partridge shooting, and adjoining other large estates which are strictly preserved. It is in good heart and condition, is intersected by good roads, and has been worked as one farm for the last 20 years by a well-known breeder and judge of cattle. There are three homesteads and an advowson belonging to the property.—Apply Messrs. WALTON & LEE, 10, Mount Street, London, W. (18,335.)



BUCKINGHAM.—Announcement of SALE of an exceedingly interesting and attractive Freehold RESIDENTIAL PROPERTY, known as "The Castle House Estate," situate on the outskirts of the town of Buckingham, with its station on the Bletchley and Banbury branch of the L. & N.W. Railway, within ten minutes' walk, and Finnerie Station on the G.C. line about five miles distant. The Property includes the above Family Residence, constituting a very fine specimen of the late Tudor style of architecture, and being also of exceptional interest on account of its historical associations. The House contains entrance hall, three reception rooms, eleven bed and dressing rooms, six servants' rooms, domestic offices and cellars. There is a fine old-world garden, orchard, fruit and vegetable garden, three greenhouses; stabling for six horses, coach-house, and harness room. The stabling might easily be extended, and by a moderate outlay sufficient accommodation could be provided to make the property a complete hunting box, its situation offering exceptional advantages for sport with the Blester, the Grain, and the Whaddon Chase packs of fox-hounds. The Property also comprises five enclosures of valuable accommodation land. Nos. 9, 10, 11, and 12, West Street, and a newly erected cottage. Messrs.

WALTON & LEE, in conjunction with Messrs. GEORGE BENNETT & SONS, have received instructions from T. R. HEARN, Esq., Trustee for Sale under the Will of the late HENRY HEARN, Esq., to offer the above by AUCTION, at the White Hart Hotel, Buckingham, on Wednesday, July 15th, 1903, at 3 o'clock precisely, first as a whole, and if not so sold, then in the following Lots, unless previously sold privately:—

Lot.	Description.	Quantity.	Rental.
		A. R. P.	£ s. d.
1	Castle House, Grounds, etc. ...	9 3 37	225 0 0
2	Fightle Cottage and Lands ...	15 3 12	50 0 0
	Total	25 3 9	275 0 0

Particulars may be had of Messrs. HEARN & HEARN, Solicitors, Buckingham, or of the Auctioneers, Messrs. GEORGE BENNETT & SONS, Buckingham, and Messrs. WALTON & LEE, 10, Mount Street, London, W.

HALF-HOUR north of Town from City or West End, one mile from main line station.—An attractive modern built detached RESIDENCE, with stabling for five horses, dog kennels, and small farmery, standing in well-timbered grounds, with gardens, small orchard, and meadowland; eight acres in all, to be LET, Unfurnished, on Lease; lofty hall, with lavatory and w.c., handsome dining and drawing rooms, morning room, eight good bedrooms, dressing room, bath, and housemaid's closet (both h. and c.), lavatory and w.c., and excellent offices. Has and Company's water and modern system drainage. Two golf clubs within easy reach and hunting with several packs. Very low rent of £110; premium wanted for thirteen-and-a-half years' lease.—Recommended by Messrs. WALTON & LEE, 10, Mount Street, London, W. (17,901.)

MISTERTON HALL, NEAR LUTTERWORTH.—To be LET, Furnished, for the Hunting Season or longer, this perfectly appointed and exquisitely furnished moderate-sized MANSION, with charming grounds and finely-timbered parklands and surroundings, the whole extending to an area of about 20 acres. The House is approached by carriage drives, and contains four reception rooms, billiard room, ten bedrooms, bathroom, and ample domestic offices; excellent stabling for nine horses, and men's accommodation; one mile from town and station, and in the midst of the most desirable social surroundings. Hunting with the Pynchley, Mr. Fernie's, and North Warwickshire and Atherstone Hounds.—Personally inspected and recommended by the Sole Agents, Messrs. WALTON & LEE, 10, Mount Street, London, W. (16,726.)



BETWEEN BAGSHOT AND ALDERSHOT.

In the delightful pine and heather country. "THE FIRS," ten minutes' drive from Frimley Station, three miles from Farnborough, a particularly choice Freehold RESIDENTIAL PROPERTY of about 43 acres, including the above charming Residence, approached by a carriage drive, with pretty lodge at entrance, and by two other drives. It stands upon sand and gravel, 300ft. above sea level, is conveniently arranged, replete with every modern comfort, and is in good order throughout; two good halls, with handsome staircase, five lofty reception rooms, fine billiard room, fourteen bed and dressing rooms, and excellent offices; capital stabling for six horses, dairy and outbuildings, gardener's cottage, farm-buildings and yards, and poultry houses; finely-timbered pleasure grounds, and well-stocked gardens with glass. The Property includes a charming pinewood commanding beautiful views. Continuous water supply; house heated by hot water. Outgoings quite nominal; land tax redeemed. Hunting with foxhounds, harriers, etc. This Property was not sold at the recent auction and may now be treated for privately.—Messrs. WALTON & LEE, 10, Mount Street, London, W.

MESSRS. WALTON & LEE, AUCTIONEERS, LAND AGENTS & SURVEYORS,
10, MOUNT STREET, GROSVENOR SQUARE, LONDON, W.

For continuation of Advertisements, see page xv.

TELEPHONE NO.
3645 GERRARD.

MESSRS. WALTON & LEE.

(Advertisements continued from pp. iii. and xiv.)

TELEGRAPHIC ADDRESS:
"WALTONS, LONDON."

MESSRS. WALTON & LEE publish two large REGISTERS containing a selection of the best RESIDENTIAL ESTATES, Country Residences, Shootings, Hunting Boxes, Fishings, etc., for SALE and to be LET, Furnished and Unfurnished, in all parts of the United Kingdom. The best and most reliable published. Copies free on application, or to any address for six stamps. On receipt of a memorandum indicating the class of property required, Messrs. WALTON & LEE will return a specially marked list, showing at a glance descriptions of those places answering the requirements of the applicant.—Offices, 10, Mount Street, London, W. Telegraphic Address: "Walton's, London."



GLOUCESTERSHIRE (near to the famous Minchin-hampton Golf Links; about one mile from Stroud on the Midland and G.W. Main Lines, and about half-a-mile from Rodborough Church and post-office).—The choice Freehold RESIDENTIAL PROPERTY known as "Rodborough Castle," comprising the above imposing castellated Residence, approached by a carriage drive embracing courtyard with flanking towers, lodge, and private chapel, and containing handsome entrance hall, four reception rooms, nine bedrooms, bathroom, and convenient domestic offices; stabling, carriage-house, etc.; inexpensive pleasure grounds, with terraced lawns, conservatories, kitchen garden, and paddock of rich pasture land; in all about 8a. 3c. 20p., enclosed by a stone wall securing absolute privacy. This unique Property forms a striking landmark for many miles round, and independent of its residential value, it affords opportunities, by reason of its healthy and bracing position and its accessibility from many important towns and business centres, for the establishment of a high-class boarding-house, sanatorium, or similar institution.—Messrs.

WALTON & LEE will offer the above by AUCTION, at the Mart, London, E.C., on Tuesday, July 7th, 1903, at 2 o'clock (unless previously Sold Privately).—Particulars of Messrs. BEALE & Co., Solicitors, 12, Newhall Street, Birmingham; and of the Auctioneers, 10, Mount Street, London, W.

THE MANOR HOUSE, CARLTON CURLIEU (centre of Mr. Fernie's house; Cottemore, Quorn, and Pitsley within reach).—The above, with about 85 acres of first-class feeding land, to be SOLD, or LET, Furnished, for term of years. Drawing, oak-panelled dining, smoking, school, and gun rooms, ten bedrooms, bath, and excellent offices; fourteen excellent loose boxes, coach-houses, and all conveniences; well-laid-out pleasure grounds, old-fashioned walled rose garden, and trout pool. Electric light throughout.—Messrs. WALTON & LEE, 10, Mount Street, London, W. (18,259.)

Castle. Grouse and other Shooting. Trout and Salmon Fishing. INVERNESS-SHIRE.—To be LET, for about three months, from August 1st, a beautifully-situated and handsomely furnished MANSION (electric light), together with 1,050 acres of good mixed shooting (pheasants, partridges, woodcock, deer, etc.), 4,000 acres of grouse moor (450 brace), and the exclusive right of fishing in half-a-mile of river good for trout and some salmon.—Recommended by Messrs. WALTON & LEE, 10, Mount Street, London, W. (18,536.)

FISHING, GOLF, AND HUNTING.—A spacious old-fashioned MANSION, about three hours west of London, within one mile of a town and station, and close to first-rate golf links, to be LET, Furnished, for a term of years, with stabling for eighteen horses, men's rooms and cottages; unusually good domestic offices; laundry; electric light throughout, handsomely timbered pleasure grounds, large conservatory, and walled gardens; occupies good site in midst of park, with two carriage drives; one-and-a-quarter miles of fishing. Rent moderate.—Further particulars of Messrs. WALTON & LEE, 10, Mount Street, London, W. (18,630.)

Delightful Summer Residence. Near Fishing, Boating, Golf.



IN A BEAUTIFUL PART OF SUFFOLK (one hour from Cambridge and Bury St. Edmunds).—To be LET, for August and September, the above charming old XVth Century HOUSE, containing three reception rooms, schoolroom, eleven bed and dressing rooms (fourteen beds), bathroom, lavatory, dark room, and excellent offices; stabling for five horses; tennis and croquet lawns, orchard and vineyard. Rent moderate.—Apply Messrs. WALTON & LEE, 10, Mount Street, London, W. (18,542.)

MARKET HARBOROUGH (near; in Mr. Fernie's country, and within easy reach of the Quorn, Pitsley, and Cottemore Hounds, ten minutes' walk from a station with excellent train service).—To be LET, Furnished, from the middle of August, a most desirable RESIDENCE, in first-class order throughout; containing three reception rooms, eleven bed and dressing rooms, and usual domestic offices; first-class stabling for twelve or nineteen horses, coach-house, wash-box, groom's rooms, and cottage; inexpensive grounds, with grassland, and productive kitchen garden.—Full particulars of Messrs. WALTON & LEE, 10, Mount Street, London, W. (18,413.)

MESSRS. WALTON & LEE are seeking Properties of the descriptions given below for clients of theirs who are bona-fide purchasers, and they respectfully invite owners thinking of selling to communicate with them. As many are naturally averse to the fact of their intention to sell becoming known, Messrs. WALTON & LEE would respect a wish so expressed, and disclose the identity of a Property only where the circumstances justify their introducing it to their clients.

NO COMMISSION REQUIRED FROM VENDOR.

MESSRS. WALTON & LEE'S services are retained by an intending purchaser who is anxious to secure a good SPORTING ESTATE, and is prepared to negotiate without delay for a suitable place. The locality is immaterial so long as good shooting is afforded, but it is desired to be within three hours of London by fast trains. A nice Mansion containing, or being capable of affording by addition, about 20 or more bed and dressing rooms, four reception rooms, bathroom, and good offices, and standing in a park and well-matured grounds. Advertiser is prepared to purchase several thousand acres, providing that good mixed shooting is afforded thereby, and that the land is already let or capable of being let. Particulars of Estates likely to suit are invited, and will be seriously and confidentially considered.—Address "Art," Messrs. WALTON & LEE, 10, Mount Street, London, W.

NO COMMISSION PAYABLE BY VENDOR.

WANTED TO PURCHASE (with possession as soon as can be arranged), a moderate-sized RESIDENTIAL and SPORTING ESTATE, together with a good Residence, containing not less than fifteen bed and dressing rooms, bathroom, three or four reception rooms, and usual offices; good stabling, grounds and gardens are required. It is necessary that the district should be a good social one, and that the Estate should afford first-class, or at least moderate, shooting; if fishing also, so much the better. A good price will be paid for a suitable Estate.—Particulars should be addressed "E. J. P.," Messrs. WALTON & LEE, 10, Mount Street, London, W.

REQUIRED TO PURCHASE by advertiser, a moderate-sized PROPERTY, within about two hours of London, comprising a first-class Residence, containing about 20 bedrooms; with about 300 to 500 acres of land, in a district where extra shooting and good hunting are obtainable; or advertiser would rent Furnished or Unfurnished, a similar House, and say 2,000 acres of Shooting.—Address full particulars, which will be treated in confidence, to Messrs. WALTON & LEE, 10, Mount Street, London, W.

REQUIRED TRUSTEES' SECURITY.—Messrs. WALTON & LEE have received instructions from an immediate investor to procure an important landed estate of 1,000 to 4,000 acres, producing an income of three per cent.; MANSION (not modern), with about 20 bedrooms, and good hunting country essential. Send full particulars with price required to "Coburg," Messrs. WALTON & LEE, 10, Mount Street, London, W.

WANTED TO BUY a small RESIDENTIAL PROPERTY, within a drive of a station on the L. & N.W. Ry. or G.C. Ry.; the neighbourhood of Leighton Buzzard, Blechley, or Aylesbury preferred, or where good hunting can be had, and yet within easy reach of London. A House of medium size is required, with good stabling, in a healthy situation. Advertiser is averse to costly gardens with a lot of glass to maintain. Price about £3,000 to £5,000, but not to exceed £9,000; or might rent a suitable place if unable to buy.—Particulars to be addressed to "Merchant," Messrs. WALTON & LEE, 10, Mount Street, London, W.

WANTED TO PURCHASE, in the counties of Cumberland, Northumberland, or Yorkshire, a first-class RESIDENTIAL and SPORTING ESTATE of about 2,000 or 3,000 acres, with a well appointed Mansion of some 25 or 30 bedrooms, standing high above sea level on dry soil; stabling for at least eight horses; attractive grounds and surroundings; good shooting, with a fair proportion of coverts, and some fishing would be an attraction, though not a necessity; a home farm in hand would be desirable, but the remainder of the agricultural portion of the Estate should be let. The advertiser is anxious to suit himself with a property as soon as possible, and is now prepared to immediately investigate any places which appear likely to meet his requirements.—Particulars should be addressed to "Tea," Messrs. WALTON & LEE, 10, Mount Street, London, W.

WANTED TO PURCHASE, preferably in the Midland Counties, an ESTATE of about 3,000 acres, in a good hunting district. The Residence should contain about 20 bedrooms, and good stabling for a stud of hunters is essential. Shooting is not of primary importance, but a property with good coverts would be preferred; and an Estate situated within fairly easy reach of a station with good train service between London and Manchester would be first investigated. Advertiser is prepared to pay up to £120,000 for a suitable Estate.—Particulars should be addressed "Daimler," Messrs. WALTON & LEE, 10, Mount Street, London, W.

CHARMING MANOR HOUSE IN MIDLANDS.



BUCKS (two miles from station, and one-and-a-half hours from London).—To be LET, well Furnished, by the year, from about August or September next, the above exceptionally attractive MANOR HOUSE (or Dover House), standing in a large park, high, and on gravel soil. It contains entrance hall, corridor and staircase, five reception rooms, seventeen bed and dressing rooms, bathroom, and very convenient domestic offices; excellent and ample water supply; entirely modern drainage; stabling for sixteen horses, carriage houses, coachman's house, and groom's rooms; pleasure grounds and gardens of about four acres, employing one man and a boy; fifteen acres of grassland for hunters. Hunting every day in the week with the Biester, Grafton, or Whaddon Chase Hounds.—Particulars of Messrs. WALTON & LEE, 10, Mount Street, London, W. (14,175.)

COUNTRY HOUSES FOR THE SUMMER MONTHS.—Messrs. WALTON & LEE's printed LIST of the above, containing particulars of a large number of Desirable Summer Retreats in all parts of the country, IS NOW READY, and will be forwarded to intending tenants post free on application. Particulars of houses for insertion in a later issue should be forwarded to their Offices, 10, Mount Street, London, W.

IN A FAVOURITE WESTERN COUNTY
750 FT. ABOVE SEA LEVEL.



TO BE LET, UNFURNISHED, the above most comfortable RESIDENCE, commanding grand views of a rich and varied country. Eight bedrooms, bathroom, billiard, and four reception rooms, butler's pantry, servants' hall, laundry, etc.; stabling for six horses, coachman's rooms, cottage and outbuildings. Land up to 80 acres if required; fishing; hunting.—Apply Messrs. WALTON & LEE, 10, Mount Street, London, W. (18,227.)

SOUTH DEVON (near Dartmouth).—Announcement of SALE of an exceedingly attractive RESIDENTIAL and SPORTING PROPERTY, situated about two-and-a-half miles west of the town of Dartmouth, with its exceptionally fine yachting harbour, and the Kingswear railway station, on the G.W. Ry., adjacent thereto, and whence Torquay may be reached in about half-an-hour, Newton Abbot in an hour, and London in five hours. The Property comprises an exceptionally comfortable Family Mansion, known as "Norton Park," standing nearly 500 ft. above sea level, and commanding extensive views of Dartmouth Harbour and the Dart moor Hills beyond. The Residence contains entrance hall, five reception rooms, billiard room, sixteen principal and secondary bed and dressing rooms, and five servants' attic bedrooms, with commodious domestic offices. The pleasure grounds include tennis lawn and archery ground, productive gardens, and fruit orchard; there is stabling for six horses, and coach-house. The Property also includes a superior Residence known as "Hillfield House," two other moderate-sized Residences, three mixed farms, cottages, and small holdings.—Messrs.

WALTON & LEE will offer the above for SALE by AUCTION, at the Castle Hotel, Dartmouth, on Thursday, July 23rd, 1903, at 2 o'clock precisely, first as a whole, and if not so sold, then in the following convenient Lots, unless previously Sold by Private Treaty:—

Lot.	Description.	Quantity.			Rental.		
		A.	R.	P.	£	s.	d.
1	Norton Park, House, etc.	20	1	3	166	0	0
2	House, Smithy, and Cottages...	0	2	13	22	0	0
3	House and Cottage...	0	0	31	20	0	0
4	Woodbury Farm...	155	0	1	192	15	1
5	House, Shop, and Garden...	0	0	34	11	0	0
6	Hillfield House...	11	2	38	40	0	0
7	Accommodation Land...	54	2	35	40	10	0
8	Bugford Farm...	150	1	5	149	10	0
9	Hillfield Farm...	58	0	20	54	10	0
10	Hillfield Cottage...	5	1	19	30	0	0
Total		436	2	2	726	5	4

Particulars may be obtained of Messrs. CRAWLEY, ARNOLD & Co., Solicitors, 3, Arlington Street, St. James's, London, S.W.; of Messrs. W. & H. SMITH, Solicitors, Crownwell House, Dartmouth; or of the Auctioneers, 10, Mount Street, Grosvenor Square, London, W.



500 FT. ABOVE SEA LEVEL (in one of the prettiest parts of Surrey, close to Banstead Station, three miles from Sutton and Epsom).—To be LET, Unfurnished, the above very attractive RESIDENCE, containing three reception rooms, billiard or schoolroom, nine bedrooms, bathroom, conservatory, and ample offices. Water laid on, excellent drainage. Pretty pleasure grounds, with tennis lawn, etc.—Full particulars of Messrs. WALTON & LEE, 10, Mount Street, London, W. (15,429.)

IN THE CENTRE OF THE QUORN HUNT. "BROOKSBY HALL," one of the choicest residences in this favourite district, to be LET, Unfurnished, on Lease, situated close to a station, nine miles from Leicester, and six from Melton Mowbray. The Mansion, which is in thorough order and fitted with every possible convenience, including electric light, stands in park-like lands extending to about 60 acres, and contains very fine entrance hall, five reception rooms, 25 bed and dressing rooms, three bathrooms, and first-class domestic offices; the stabling is unusually good and affords accommodation for 30 horses, together with large coach-houses, and men's rooms and groom's cottage; pretty pleasure grounds, productive gardens, tennis lawn, range of glasshouses, etc. Unsurpassed position for hunting.—Inspected and highly recommended by Messrs. WALTON & LEE, 10, Mount Street, London, W. (18,344.)

MESSRS. WALTON & LEE, AUCTIONEERS, LAND AGENTS & SURVEYORS,
10, MOUNT STREET, GROSVENOR SQUARE, LONDON, W.

CHAMPION & BUSBY,

Land Agents,

27, CHARLES STREET, ST. JAMES'S, S.W.

Telephone 1234 Central.

4 PER CENT. INVESTMENT.



£5,400 (SUFFOLK) for a fine AGRICULTURAL and SPORTING ESTATE of 360 acres, together with the above picturesque gentleman's Residence, containing three reception, ten bedrooms, kitchens, and usual offices; quaint old gardens and grounds, with stabling, farm-buildings, two farm-houses with adequate buildings, six cottages, etc. The Estate can be made to show a clear 4 per cent. after paying all outgoings, and affords a heavy game bag; near church, post and telegraph office, and within four miles of the sea.—Plans, photos, and details of the Agents, as above.—Personally inspected and recommended.

RESIDENTIAL ESTATE BARGAIN.

Shows nearly 4 per cent.

SUFFOLK.—To be SOLD at a very low price, an exceedingly fine RESIDENTIAL and SPORTING ESTATE of about 2,000 acres, within easy reach of main line station with express services to London (about three hours), comprising comfortable Mansion in remarkably fine well-timbered and undulating park of several hundred acres, numerous farms, cottages, etc., all let to good tenants. The Estate shows nearly 4 per cent. investment, and is placed in an excellent social district and near good town. Unusually good shooting.—Full details, plans, schedule, game bag, etc., of Agents, as above, who have personally inspected the Estate.

TO YACHTSMEN.



£4,000 will purchase the above fine old Georgian RESIDENCE, within easy reach of Ipswich and three-and-a-half miles from station, whence London is reached in one-and-a-half hours. Accommodation: Hall, three reception rooms, eight bed and dressing rooms, kitchens, and usual offices; stabling for four horses, with man's room over; beautifully-timbered grounds and pretty gardens, including tennis lawn, kitchen garden, terraced walk, glasshouse, two grass paddocks, etc., in all four-and-a-half acres; situation high, gravel soil; near good yachting anchorage; beautiful surrounding country.—Apply as above.

SUFFOLK (within reach of Ipswich and Bury St. Edmunds).—For SALE, fine landed ESTATE, with small old hall and grounds, farm-house, two sets of buildings, fourteen cottages, and some 630 acres, well timbered. Could show clear 3 per cent.; good trout fishing.—Apply as above.



£1,900 for the above quaint old-fashioned creeper-clad RESIDENCE, situate on the Norfolk and Suffolk borders, within easy driving distance of good main line station. Accommodation: three reception, billiard room (full-sized table), six bedrooms, kitchen, scullery, and offices; stabling for two horses; the grounds extend over four acres (plentifully studded with magnificent beech trees), including lawn tennis and gravel courts, other lawns, kitchen garden, paddock, cottage, etc.; 300ft. above sea level; soil gravel. Strongly recommended.—Apply to Sole Agents, as above.

AUCTION SALE.



SUFFOLK (one mile station; Saxmundham district).—The above picturesque old COTTAGE RESIDENCE, known as "The Cottage," Yoxford, well off road, in unique position, surrounded on three sides by well timbered private park with fine rookery outside one boundary; contains hall, three reception rooms, six bed and dressing rooms, kitchen offices; stabling, conservatory, other outbuildings. Pretty gardens, well timbered, with lawns, flower garden, small kitchen garden, in all one-and-a-half acres; close to church, post, etc.—Will be Sold by AUCTION by Messrs.

CHAMPION & BUSBY at the Mart, Tokenhouse Yard, E.C., on June 30th, unless previously Sold by Private Treaty.

RENOWNED SPORTING ESTATE.

SUFFOLK (in the best shooting district in England).—To be SOLD, a well-known SPORTING ESTATE of about 2,500 acres, with some 400 acres coverts, and a good shooting lodge, with stabling, etc. Situate two-and-a-half miles from main line station, and within easy reach of a market town and Newmarket. The Estate carries an unusually large head of game, and can be bought at a times price.—Apply as above.

COULD SHOW NEARLY 4 PER CENT.

NORFOLK (near station).—For SALE, landed ESTATE, nearly 750 acres, with old Manor House, two farm-houses, and set of buildings, several cottages, etc., divided into several farms. About 320 acres are in hand, but would readily let, the remainder being rented to good tenants. Could show nearly 4 per cent. after paying outgoings. Good sporting district.—Apply as above.

NEAR YACHTING ANCHORAGE.

SUFFOLK (near Ipswich, in high, well-wooded position; three miles from station, one-and-a-half hours from town).—To be SOLD, RESIDENTIAL and SPORTING ESTATE, 500 acres, in splendid condition, comprising several farm-houses, buildings, cottages, etc., all well let, together with fine red-brick Mansion, placed amid pleasant old gardens, with lovely undulating well-wooded park of some 60 acres; near good yacht anchorage, boating, etc. For Sale at times price; good shooting. Photos.—Personally inspected and strongly recommended.

AGRICULTURAL INVESTMENT.

SUFFOLK.—For SALE, fine SPORTING ESTATE of nearly 1,100 acres, all let to good tenants, and showing nearly 3½ per cent. investment, including two farm-houses, buildings, cottages, etc. The Property is within easy reach of a good town and railway centre, and shows heavy game bag.—Apply as above.

NORFOLK (near Norwich).—For SALE, LANDED ESTATE, with small Mansion vacant; possession. Land let, and with shooting producing nearly £300 per annum; or Mansion would be sold with less land. Price £8,500, paying nearly 5 per cent.—Apply as above.

£2,800.—EXCEPTIONAL BARGAIN (Bury drive of two stations).—To be SOLD, fine old RESIDENCE, amid good gardens, grounds, and grassland of eighteen acres, containing three reception, twelve bed and dressing rooms, and usual offices. The Residence contains several oak-panelled rooms, and a fine old oak staircase; stabling for several horses. Most attractive Property. Good social and sporting district.—Apply as above.



£2,500 (SUFFOLK), Woodbridge district, one-and-a-quarter miles from station and within easy drive of Ipswich, three miles from excellent golf links, and near good yacht anchorage).—To be SOLD, the above picturesque RESIDENCE, erected some 80 years, and built in a quaint old-fashioned style, in a charming position, and containing seven bed and dressing rooms, bathroom (h. and c.), hall, three reception rooms, and usual offices. The grounds are very well laid out, and include two tennis courts, rose garden, shrubbery, kitchen garden, three glasshouses, and grassland, in all eleven-and-a-quarter acres; stabling for four horses; coachman's cottage. Preserved fishing and shooting can be rented near.—Personally inspected and strongly recommended by the Agents, as above.



£1,250 WILL PURCHASE the above XVIIIth Century RESIDENCE, with five acres of land, situate on the outskirts of a picturesque East Anglian village in Norfolk, near the Suffolk borders, and two-and-a-half miles from station, whence London is reached in three hours. Accommodation: square hall, three reception rooms (one 18ft. by 24ft.), nine bed and dressing rooms, bathroom, and usual domestic offices; stabling for three horses, cottage, and usual outbuildings; the grounds include tennis lawn and croquet lawn, good walled kitchen garden, drive, paddock, etc., all well timbered; gravel soil; hunting with the West Norfolk. A bargain.—Apply as above.

£2,500.—SUFFOLK (near Ipswich, one-and-three-quarter miles from station).—To be SOLD, a beautiful old-fashioned RESIDENCE, in grounds of six acres, quaint and well laid out as flower and pleasure gardens, kitchen, orchard, and paddock. The Residence contains magnificent hall (25ft. by 17ft.) used as morning room, two other reception rooms, eight bed and dressing rooms, and two servants' rooms, bathroom, kitchens, etc.; stabling for five horses, coachman's cottage, conservatory, etc.; excellent sport in vicinity.—Apply as above.



£8,000 for a charming RESIDENTIAL ESTATE of 100 acres grassland, with above Residence, near Chelmsford, with Residence placed amidst picturesque grounds, two-and-a-half miles from station; two magnificent avenues are features of the Property; trout fishing, hunting, etc. Or would be SOLD with 250 acres for £12,000. Strongly recommended.—Apply as above.

CAMBS.—For SALE (fifteen miles south of Cambridge, two miles from station), a MANSION of historical renown, in a beautifully-timbered park with lovely grounds; seventeen bed and dressing rooms, bathroom, four reception rooms; stabling, farmery, cottages, and 150 acres park. Can be purchased (a bargain), or would be Let, Furnished, with 1,000 acres. Shooting.—Apply as above.

NORFOLK.—For SALE, MANOR HOUSE of great antiquity; three miles from station, situate in three-and-a-half acres old-world gardens (more land if required); stands high, gravel soil; contains three reception, fourteen bed and dressing, bathroom, etc.; stabling, cottages. Property unique, such as is seldom found.—Apply as above.



£12,000 (BEDS.) will Purchase the above grand old Elizabethan MANSION, containing some magnificent old oak panelling, situate in wonderfully-timbered land of 47 acres. Accommodation: three reception and billiard rooms, seventeen bed and dressing rooms, two bathrooms; dry soil; beautiful old-world gardens; one-and-a-half hours only from Town.—Apply as above.

CAMBS.—For SALE, fine RESIDENTIAL and AGRICULTURAL ESTATE, 400 acres; unusually good land, with small but comfortable old Residence of great interest to antiquarians, together with two sets of farm-buildings, cottages, etc. The land is of high order, and would show good return. One mile station and easy reach Cambridge.—Apply as above.

£2,600 (CAMBS.) will Purchase a fine old-fashioned RESIDENCE; one mile from station, and within easy reach of St. Ives and Cambridge; containing seven bedrooms, bathroom, three good-sized reception rooms, kitchens, etc.; five-and-a-quarter acres of good gardens, lawns, grassland, etc.; stabling for seven horses and other buildings; gravel soil.—Apply as above.

CHAMPION & BUSBY, Valuers and Surveyors,
27, CHARLES STREET, ST JAMES'S, S.W.

TELEGRAMS:
"GALLERIES, LONDON."

KNIGHT, FRANK AND RUTLEY.

Head Offices: 9, CONDUIT STREET, LONDON, W.

TELEPHONE:
1942 GERRARD.

VALUATIONS

for

ESTATE DUTY

SALE

or

TRANSFER

OF LANDED ESTATES and AGRICULTURAL PROPERTY.

Houses in Town or Country.
Building Land.

Furniture, Paintings,
Rare Prints, Jewellery, Old
and Modern Silver, Libraries,
etc.

Sculpture, Coins, and Medals,
Old Violins and Pianofortes,
Old Lace, Old Armour, etc., etc.

Trading Concerns in all
Branches.

Horses and Carriages.

MESSRS. KNIGHT, FRANK & RUTLEY, being
daily concerned in the Sale of the above-mentioned
Properties at their Auction Galleries and in the country, are able
to give prompt practical attention to instructions they may
receive to value the same.—Offices: 9, Conduit Street, W.

TO BE LET FURNISHED.

JACOBAN MANSION, IN A BEAUTIFUL PARK.
Shooting over 5,000 acres; one hour from London.

FOR THE SUMMER OR LONGER.—To be LET,
well furnished, a pretty old MANSION, in good order.
Accommodation: five reception rooms, 34 bed and dressing
rooms. The Shooting is quite first-rate.—Further particulars
can be had of Messrs. KNIGHT, FRANK & RUTLEY, as below.
(F 198.)



FOR THE SUMMER.

Fourteen bed and dressing rooms; stabling for seven horses.

KENT (one-and-a-half miles from a town, with a capital
service of express trains to London).—To be LET, Fur-
nished or Unfurnished, for the Summer or by the year, the
above fine old red-brick and tiled Jacobean RESIDENCE.
Accommodation: five reception, fourteen bed and dressing
rooms, and a bathroom; stabling for seven horses; two-and-a-
half acres of gardens. Moderate rent.—Further details of
Messrs. KNIGHT, FRANK & RUTLEY. (F. 190.)

SUFFOLK (close to station, 65 miles from Town).—To be
LET for the Summer, charming old-fashioned XVIIth
Century HOUSE, standing in a small park, and containing three
reception rooms and ten bedrooms; stabling for five horses;
excellent kitchen and flower gardens, with tennis and croquet
lawns.—Rent and further particulars from Messrs. KNIGHT,
FRANK & RUTLEY. (F. 205.)



FOR THE SUMMER.

Billiard, eleven bedrooms; stabling for two; six acres Golf.

SOUTH WALES.—To be LET, Furnished, the above
beautiful HOUSE, situated about 300yds. from the sea,
with a private way down to the beach. Accommodation: three
reception, billiard, and eleven bedrooms; stabling for two;
golf links near.—Further details and rent of Messrs. KNIGHT,
FRANK & RUTLEY, as below. (F 72.)

26 bed and dressing rooms. Stabling for six.
2,000 acres of Shooting.

SUFFOLK (three-and-a-half miles from a station on the
G.E.R. lines).—To be LET, for a term of years, a
handsomely furnished Elizabethan MANSION, containing
entrance hall, six reception, billiard, and 26 bed and dressing
rooms, first-floor offices. The principal rooms are panelled in
oak. Stabling for six horses with double coach-house. Good
shooting, fishing, hunting, and golf.—Rent, etc., of Messrs.
KNIGHT, FRANK & RUTLEY. (F. 209.)

FOR THE SUMMER.

Seventeen bedrooms; billiard, five reception rooms.

HERTS (two miles from a station).—To be LET, a most
beautifully furnished Country RESIDENCE, containing
billiard, five reception and seventeen bedrooms, bathroom;
excellent stabling; cricket ground, large swimming bath, with
dressing room. Shooting, and three-quarters of a mile good trout
fishing could also be had.—Further details of Messrs. KNIGHT,
FRANK & RUTLEY. (F. 207.)



EXCELLENT TROUT AND SALMON FISHING.

WALES.—To be LET, Furnished, for two or three months,
the above very beautifully situated HOUSE, containing
three reception and eight bedrooms; stabling for five. The
Estate extends to 500 acres. Salmon and trout fishing in lake a
mile long.—Messrs. KNIGHT, FRANK & RUTLEY, as below. (G1.)

TOWN PROPERTIES.

ALBERT COURT, HYDE PARK.

The most cheerful FLATS and MAISONNETTES in London.
Well built, decorated with taste. Magnificent entrance hall.
Rent from £280 per annum.



Illustrated particulars of the Agents, Messrs. KNIGHT, FRANK
and RUTLEY, as below.

ALBERT COURT (Hyde Park).—The most cheerful
FLATS and MAISONNETTES in London. Well built,
decorated with taste. Magnificent entrance hall. Rent from
£280 per annum.—Illustrated particulars of the Agents, Messrs.
KNIGHT, FRANK & RUTLEY, as below.

BELGRAVE SQUARE (Close to).—For SALE, an
important corner RESIDENCE; fifteen bed and dressing
rooms, six reception rooms, large hall, etc.; stabling for five.—
Full particulars of Messrs. KNIGHT, FRANK & RUTLEY, as below.

EATON SQUARE.—For SALE, the Westminster Lease
of one of the medium-sized RESIDENCES; redecorated
regardless of cost; eight bed, two bath, and four reception
rooms; stabling for four.—Agents, Messrs. KNIGHT, FRANK and
RUTLEY, as below.

Drawing Room on Ground Floor.

PORTLAND PLACE.—For SALE, direct Lease, of an
imposing corner RESIDENCE, with South and West
aspects; in perfect order; eleven bedrooms, three baths,
billiard room, three fine reception rooms, etc.—Particulars of
Messrs. KNIGHT, FRANK & RUTLEY, as below.

Detached. South aspect. Four ground floor rooms.

KENSINGTON (best part).—For SALE, well-appointed
RESIDENCE; fifteen bed and dressing rooms, bath, four
reception rooms, large square hall, etc.—Full particulars of
Messrs. KNIGHT, FRANK & RUTLEY, as below.



WITHIN TWELVE MILES OF LONDON. RURAL SITUATION.

TO BE SOLD. Freehold, the above well-built RESI-
DENCE, with over sixteen acres. The House is in perfect
order, and well arranged with every modern convenience; it
contains inner and entrance halls, with handsome open-timbered
roof and a central staircase with gallery on three sides; four
reception and billiard rooms, conservatory, well-arranged offices,
with servants' hall, nine best bedrooms; bathrooms (b. and c.);
three servants' bedrooms; detached stabling of three stalls and
two loose boxes, loft, harness room, coach-house for four. The
gardens and grounds are unusually attractive. The soil is loam,
subsoil gravel. There is also a farmyard. Price £10,000.
Freehold.—Further particulars, plans, and photographs of
Messrs. KNIGHT, FRANK & RUTLEY, as below. (1313.)

50 Minutes from Town. Station Ten Minutes.
Lovely position on the Banks of the Thames.

TO BE LET, on Lease, or SOLD, an exceptionally
attractive PROPERTY of 22 acres, with a picturesque
Residence in excellent order, and containing good entrance hall,
dining and drawing rooms, billiard room, nineteen bed and
dressing rooms; stabling for seven. Beautiful old pleasure
grounds, with lawn to the river; boat-house, gardener's cottage,
etc.—Particulars of Messrs. KNIGHT, FRANK & RUTLEY, as
below. (1895.)

MANOR HOUSE AND 2,300 ACRES. PRICE £26,000.

TO BE SOLD. a RESIDENTIAL and SPORTING
ESTATE of 2,300 acres, on the borders of Somerset, with
a picturesque Manor House (fifteen bed and dressing rooms),
occupying a fine position, 1,000ft. above sea level. Fishing,
hunting, and shooting. Price only £26,000.—Particulars of
Messrs. KNIGHT, FRANK & RUTLEY, as below. (2096.)



35 MINUTES FROM THE CITY.
Station two-and-a-half miles. Pretty district. South aspect.

TO BE SOLD, FREEHOLD, or LET, Unfurnished,
the above picturesque RESIDENCE, surrounded by 32
acres of park-like land. Accommodation: four reception rooms,
eleven bed and dressing rooms, bathroom, and usual domestic
offices; stabling for four or six horses; three cottages, farmery;
water supply and drainage excellent. Full particulars of
Messrs. KNIGHT, FRANK & RUTLEY, as below. (2064.)



WEST OF ENGLAND. AT A LOW PRICE.

High Position; South Aspect; Electric Light; Billiard Room.
One-and-a-half miles from a town and station.

TO BE SOLD, the above Freehold RESIDENCE,
standing in well-matured grounds of four acres. Accom-
modation: spacious hall, three reception and handsome billiard
room, sixteen bed and dressing rooms, two bathrooms, servants'
hall, and usual offices; stabling for five horses; electric light,
modern drainage, Company's water and gas laid on. Hunting
with four packs, golf links within two miles, shooting and fishing
obtainable near. Price only £4,000, Freehold. Open to an
offer.—Full particulars of Messrs. KNIGHT, FRANK & RUTLEY,
as below. (2026.)



30 acres; billiard room, and 20 bed and dressing rooms; high
situation; healthy locality; gravel soil. Hunting.

SALOP (two miles from a town and station within easy reach
of several important centres).—To be LET, Unfurnished,
the above COUNTRY RESIDENCE, in perfect order, standing
300ft. above sea level, and containing entrance hall, four recep-
tion, billiard, and 20 bed and dressing rooms, first-rate domestic
offices; stabling for eight horses, two cottages; attractive
grounds, three-acre lake stocked with trout, walled kitchen
garden, and pasture land, in all about eleven acres; additional
land of 20 acres can be rented. Hunting three days a week.
—Rent and further particulars of Messrs. KNIGHT, FRANK and
RUTLEY as below. (2028.)

TELEGRAMS:
"GALLERIES, LONDON."

KNIGHT, FRANK AND RUTLEY.

Head Offices: 9, CONDUIT STREET, LONDON, W.

Advertisements continued from page v.

TELEPHONE
1942 GERRARD.

TELEGRAMS:
"WOOD, AGENTS,
LONDON."

MESSRS. JOHN D. WOOD & CO., Auctioneers and Estate Agents, 6, MOUNT STREET, GROSVENOR SQUARE, LONDON, W. For Continuation of Advertisements, see page ix.

TELEPHONE:
2042 GERRARD.

SHOOTING, HUNTING, EXCELLENT FISHING.



WILTS (within drive of good town, under two hours of London, near main line station).—An exceptionally attractive SPORTING and RESIDENTIAL ESTATE of under 1,000 acres, with long stretch of first-rate trout fishing; charming old stone Mansion in lovely old-world grounds and park, thick with grand old forest trees; House fitted with every modern comfort; 25 bed, two bath, six reception and billiard rooms; very pretty woods and sporting, mixed shooting. For SALE. Price moderate.—Inspected and strongly recommended by Messrs. JOHN D. Wood & Co., as above. (6569.)

GLoucestershire.—A.D. 1600. A beautiful specimen of the architecture of this period, standing on high ground, commanding lovely views, to be SOLD, together with a first-class, all-round SPORTING ESTATE of 1,200 acres, including fishing, excellent hunting.—Messrs. JOHN D. Wood & Co., as above. (70,268.)



HANTS (south of Winchester; excellent train service; two-and-three-quarter miles station and golf links; close to church and telegraph).—Comfortable RESIDENCE; eleven bed, baths, three reception rooms, lounge hall; stabling for five; lodge and cottages; five acres choice gardens; ten acres grass. To LET, Furnished or Unfurnished, or for Summer months.—Apply Messrs. JOHN D. Wood & Co., as above. (60,012.)

SUSSEX (good railway service, one-and-a-half hours from London; two miles from station, one mile church; standing high, and commanding magnificent views).—The RESIDENCE stands in 23 acres of gardens and parklands, with drive and lodge; four reception and billiard, twelve bedrooms; stabling for five; tennis lawns, kitchen garden, etc.; electric light; hot and cold water throughout; the house farm can also be purchased.—Inspected by Messrs. JOHN D. Wood & Co., as above. (3787.)

NEwbury (near).—Charming old MANOR HOUSE, beautifully fitted and furnished, surrounded by lovely old grounds with ornamental water, also miniature park; oak-paneled hall, three reception and eleven bed, bathroom, and capital offices; excellent modern stabling. Pretty lodge entrance, good walled kitchen garden; 900 acres first-rate shooting, 1,200 pheasants now being reared. Season, or one or two years.—Inspected and recommended by Messrs. JOHN D. Wood & Co., as above. (6482.)



UNDER TWO HOURS SOUTH OF LONDON.—The above charming old-fashioned RESIDENCE seated high, in a fine old-timbered park of 200 acres with private golf links; five reception, billiard, fourteen principal bedrooms, bathrooms; servants' rooms extra. Every convenience. Stabling for eight. Gas laid on. Only two gardeners required. Convenient distance of a town and station. Particulars of Messrs. JOHN D. Wood & Co., as above. (3807.)

KENT (near Tunbridge Wells; 600ft. above sea level).—A capital MANSION, situated in parklands about 300 acres, commanding magnificent views, and containing good halls, large suite of four lofty reception and billiard rooms, nineteen bed and bathrooms, excellent offices; stabling for eight; fine old grounds of ten acres, with sheet of ornamental water; gravel soil; close to church and station. To LET, Furnished or Unfurnished. Photos, and further details of Messrs. JOHN D. Wood & Co., as above. (3818.)

RIVER TEST.—A highly attractive RESIDENTIAL SPORTING ESTATE, with one mile fishing in this famous trout river. The Residence is Elizabethan in character, stands in park approached by two drives with lodge at each entrance, and contains large entrance and inner halls, six reception, and seventeen bedrooms. The Estate affords excellent shooting; 100 acres are in hand, the remainder being let to old standing tenantry.—For particulars of this beautiful Hampshire Estate, apply to Messrs. JOHN D. Wood & Co., as above. (60,009.)

ONE HOUR TOWN. HUNTING.



BUCKS (near good station).—The above delightful MANSION, seated 400ft. above sea, in fine park, commanding lovely views. Contains sitting hall, five reception, nineteen bed, bathrooms, suitable offices; stabling, thirteen; good grounds and cottages; hunting Whaddon Chase and other packs. To LET. Furnished.—Full particulars of Messrs. GEORGE WIGLEY & SONS, Land Agents, Walslow; or of Messrs. JOHN D. Wood & Co., as above. (4229.)

ON THE ITALIAN RIVIERA (near station; beautiful situation and views, lovely scenery).—Charming VILLA, on the coast, close to a peaceful village and natural harbour for yachts; south and east aspect; eleven bed, bath, four reception rooms, and usual offices; stabling for two; garden sloping to sea. Good English society. For SALE.—Views and further particulars of Messrs. JOHN D. Wood & Co., as above. (8330.)

V.W.H. COUNTRY (Wiltshire and Glos. borders).—For SALE by order of Trustees, charming RESIDENTIAL PROPERTY of 160 acres; gentleman's old-fashioned Residence or Hunting Box; three reception, nine bed, bath; pretty old grounds; stabling five; farmery; 20 houses in village; little sound arable, remainder valuable grasslands and dry water meadows, bounded by trout river for half-a-mile.—Inspected and recommended.—Particulars of Messrs. JOHN D. Wood & Co., as above. (70,265.)

ELECTRIC LIGHT.



SURREY (amidst the pine and heather, 400ft. above sea).—This most picturesque and exquisitely furnished and appointed RESIDENCE, delightfully placed in a park commanding lovely views. It contains large hall, four reception, billiard, eighteen bed and dressing, and four bathrooms, excellent offices; good stabling; four cottages; well timbered and laid-out grounds, with golf course in park. To LET, Furnished.—Inspected and highly recommended by Messrs. JOHN D. Wood & Co., as above. (2623.)

£10,000.—Gentleman's HOUSE and 380 acres (just over one hour London, main line). Well-timbered SPORTING ESTATE, interspersed with shaws and bounded by pretty stream; chiefly grass; picturesque Residence; nine bed, bath, three reception, offices, and outbuildings; home farmery, with extensive buildings in good order; bailiff's house, several cottages, and another farmstead.—Inspected and recommended by Messrs. JOHN D. Wood & Co., as above.

WARWICKSHIRE (two miles from Rugby; in first-rate hunting centre, near polo).—A charming HUNTING BOX, added to and improved, and in perfect order, with excellent modern stabling, comprising twelve large boxes and three stalls. The House, an old structure in the Queen Anne style, contains a lot of oak panelling, and has ten bed, two bath, two or three reception rooms, and lounge hall, good offices; nine enclosed gardens, with lawns, tennis courts and flower beds, and small paddock. For SALE or LETTING, Unfurnished.—Inspected and strongly recommended by the Agents, Messrs. JOHN D. Wood & Co., as above. (5743.)



HANTS (adjoining an old market town, in a high, bracing situation, amid very pretty country, and where shooting can generally be had).—Attractive old-fashioned HOUSE; ten bed, bath, three or four reception rooms; stabling; cottage. Finely-timbered grounds, lawns, paddock, orchard, etc. Gas and water laid on. To LET, Furnished, or Unfurnished; or SELL at moderate price.—Inspected and recommended by Messrs. JOHN D. Wood & Co., as above. (60,008.)

A CHARMING and genuine quaint old MANOR HOUSE, pleasantly situated in a good hunting country, about four hours from Town, near a main north line. Is in good repair, stands on sandy soil; contains thirteen bed, billiard, three reception rooms; modern stabling for nine; fine old well-timbered grounds and grassland surrounding, in all twelve acres.—Inspected and strongly recommended by Messrs. JOHN D. Wood & Co., as above. (8469.)

SEASIDE ABODE; high position, splendid views, delightful district: yachting, golf. House, modern structure; gas; hot and cold water; perfect drainage; excellent water supply; hall, balconies, three reception, seven bed, bath; lovely gardens. Forms charming Summer abode. For SALE, bargain, with or without handsome furniture. Recommended. Full particulars of Messrs. JOHN D. Wood & Co., as above. (60,342.)

THREE HOURS NORTH MAIN LINE.—A noble SPORTING and RESIDENTIAL DOMAIN of some thousand acres, formerly the home of a family of distinction, comprising a fine spacious Family MANSION, seated high in a grandly-timbered park of considerable area, overlooking lovely views diversified by water, and containing handsome and lofty reception rooms, billiard room, bedrooms, and offices for an important establishment; the shooting is well known, the extensive coverts affording heavy pheasant bags and shooting of the best and most sporting character, while the partridge ground is also first-rate; good hunting can be enjoyed, and pretty trout fishing on this unique property. The agricultural portion is all let to a substantial tenantry, and returns a large and consistent income, forming a first-rate investment for capital. For SALE by Private Treaty. Personally inspected and strongly recommended.—All details, plan, and photos, with the Sole Agents, Messrs. JOHN D. Wood & Co., 6, Mount Street, London, W.

G.W.R. (under three hours' run, in a high and romantically beautiful situation, with glorious views).—A finely-appointed Modern RESIDENCE, surrounded by very beautiful grounds, and magnificently timbered and undulating



park, view of which is given, and showing the richly wooded hill lands beyond; contains seventeen bed, bath, three reception, and billiard room; good stabling, cottages, etc. To LET, Furnished, for year or Summer months. An offer to purchase whole Estate of 380 acres might be entertained.—Inspected and recommended by the Agents, Messrs. JOHN D. Wood & Co., as above. (7516.)

SHROPSHIRE.—2,500 ACRES.—A capital SPORTING and RESIDENTIAL PROPERTY, from 400-800ft. above sea, well placed in this fine all-round Sporting country, within easy reach of Manchester and Liverpool, together with a Mansion of moderate size, having fifteen bed, good reception rooms, and stabling, cottages, etc. The farms are all let to a good tenantry at reasonable rentals. Capital shooting, fishing and hunting. To be SOLD, to pay over 4 per cent.—Full details of Messrs. JOHN D. Wood & Co., as above. (70,541.)



SHROPSHIRE.—3,500 acres SHOOTING; bag 1,600 partridges, 700-800 pheasants, 60 hares, very large head rabbits, and 60 duck. To be LET, together with the above fine Furnished MANSION, in 200-acre park, with series of lakes; 25-30 bed, bath, six reception, billiard room; stabling for ten; situated in a good all-round sporting neighbourhood, with hunting.—Full details of Messrs. JOHN D. Wood & Co., as above.

MELBOURNE HALL (Derbyshire; centre of Meynell).—This delightful old-fashioned RESIDENCE, situated in the midst of beautiful gardens and grounds, with ornamental lake of 20 acres, and containing large hall, five reception, billiard, twelve principal bed and dressing, besides servants' rooms; stabling for eight. The House is in excellent order, furnished throughout with good Sheraton and Chippendale furniture, and is partly lighted by gas. One mile trout fishing and in lake, whilst a little shooting can be rented. Strongly recommended.—All details of Messrs. JOHN D. Wood & Co., as above. (5651.)

HAMPSHIRE (near Basingstoke).—To be LET, Unfurnished, or SOLD, with an Estate of 200 acres, a most comfortable old-fashioned HOUSE, splendidly situated in this favourite neighbourhood; contains fifteen bed, bath, four reception, billiard room; stabling seven horses, etc.; good grounds.—Full details of Messrs. JOHN D. Wood & Co., as above. (6687.)



BUCKS (500ft. above sea).—Charming old HOUSE, with lovely old grounds and grasslands of 30 acres surrounding; billiard, four reception, fifteen bed, bath, good offices; stabling; twelve; electric light; perfect drainage; excellent water. To LET, Summer months.—Particulars of Messrs. JOHN D. Wood & Co., as above. (4529.)

LEICESTERSHIRE (one mile from station; hunting with Cottesmore, Quorn, and Mr. Fernie's).—Comfortable HUNTING BOX, standing high, with good views, and containing three or four reception, billiard, eleven bed, two bathrooms, and good offices; stabling, twelve horses; pretty gardens. To LET, well Furnished, for a year or less.—Full details of Messrs. JOHN D. Wood & Co., as above. (5469.)

MESSRS. JOHN D. WOOD & CO., Land Agents and Surveyors,
6, MOUNT STREET, LONDON, W.

Telegrams: "Wood, Agents, London."

Telephone: 2042 Gerrard.

TELEGRAMS:
"WOOD, AGENTS
LONDON."

MESSRS. JOHN D. WOOD & CO.,

Auctioneers and Estate Agents,
6, MOUNT STREET, GROSVENOR SQUARE, LONDON, W.
For Continuation of Advertisements, see page ix.

TELEPHONE:
2042 GERRARD.

MIDLAND HUNTING. 5,300 ACRES SHOOTING.



THE above excellent MANSION, well situated for access to Northern centres, seated in a good park, and containing some 28 bed, fine suite reception and billiard rooms, commodious offices, and stabling for a large stud. The shooting, with a large amount of covert, shows capital sport. To LET, Furnished. Inspected and highly recommended by Messrs. JOHN D. Wood and Co., as above. (5681.)

NORFOLK (in the best part of) — A very fine SPORTING ESTATE of nearly 4,500 acres for SALE, at inclusive price, with valuable timber and woodlands, to show excellent investment on capital. Spacious Queen Anne Mansion, standing high in deer park of 300 acres, containing large reception and billiard rooms and some 30 bed and dressing rooms, and good offices; lovely old gardens, and large sheet of water in park. The shooting comprises an excellent light land manor, showing capital partridge ground; while the woodlands carry a considerable head of pheasants. A trout stream intersects for some miles, and shows pretty fishing. — Full particulars of Messrs. JOHN D. Wood & Co., as above. (8785.)

HAMPSHIRE — In a favourite residential district, within easy reach of Town by express service, a most attractive RESIDENCE, seated in the midst of most glorious old grounds and lands of 104 acres, with lake. Contains twelve bed, bath, four reception rooms; good stabling, and other outbuildings. To be SOLD. — Personally inspected and strongly recommended by Messrs. JOHN D. Wood & Co., as above. (6016.)



BLACKMORE VALE (near main line express station), two-and-a-half hours from London, close to the kennels of this favourite pack, hunting six days a week. — A fine stone MANSION, situated high in charming old grounds and parklands, with towering elms and other forest trees, commanding very fine views for miles over the vale, and containing suite of spacious and handsome reception rooms, 25 bedrooms, excellent stabling; shooting over 2,600 acres. — Personally inspected and strongly recommended. To be LET, Unfurnished, on Lease. Rent moderate. — Messrs. JOHN D. Wood & Co., as above. (70,144.)

BERKS (River Thames; about 100 yards from one of the prettiest reaches, close to G.W. Ry. main line). — A commodious RESIDENCE, in grounds and grassland of 20 acres; fourteen bed, four reception rooms, good offices; capital stabling; two cottages. To be SOLD. Price very moderate. — Inspected and recommended by Messrs. JOHN D. Wood & Co., as above. (1191.)

G.W. Ry. HUNTING. GOLF.
FAVOURITE WESTERN MIDLAND COUNTY (grand views for many miles; high, bracing, dry soil; excellent water). — Stone-built HOUSE, containing ten bed, bath, four reception rooms; good stabling; shady gardens and paddock, eight acres. To be SOLD or LET. Furnished or Unfurnished. — Inspected by Messrs. JOHN D. Wood & Co., as above. (70,147.)



FAVOURITE NORTHERN LINE. — The above RESIDENCE, placed high, and sheltered in lovely old timbered and luxuriantly shrubbed grounds, with fine undulating park-like upland pastures, extending in all to 25 acres; lovely views over a beautiful valley to woodland hills beyond for wide extent; fourteen bed, four reception rooms; stabling for four. For SALE, price moderate. — Personally inspected and recommended by Messrs. JOHN D. Wood & Co., as above. (5695.)

YORKS (eleven miles from York, near station). — To be LET, Unfurnished, a charming old-fashioned Queen Anne RESIDENCE, placed in fine old grounds, in all ten acres, and having four or five good reception, billiard, and about 20 bed-rooms; stabling for ten horses; shooting over 500 acres, and fishing and boating in River Ouse. Rent moderate. — Full particulars of Messrs. JOHN D. Wood & Co., as above. (8355.)

10,000 ACRES. — One of the best Shooting Manors in West Norfolk (5,616 partridges, 6,487 pheasants, 1,000 hares, 8,598 rabbits, 64 woodcock, 210 various) to be LET, with or without a stately MANSION in a beautiful park, and containing a magnificent suite of entertaining rooms, together with a large number of bed and dressing rooms, with excellent offices; and stabling, cottages, etc.; the whole affording ample accommodation for a large establishment. Or the Estate would possibly be SOLD. — Full details of the Agents, Messrs. JOHN D. Wood & Co., who have personally inspected, and can strongly recommend the property. (8773.)



DORSETSHIRE (with first-rate gallop on the Estate, near station, about three hours from Town; between Wimborne and Sherborne). — The above fine MANSION, in lovely park, with capital mixed shooting over 5,000 acres, and fishing and boating in river, to be LET, handsomely furnished, magnificent suite of noble and lofty reception and billiard rooms, some 30 bedrooms, excellent offices; stabling for a large stud. — Personally inspected and strongly recommended by Messrs. JOHN D. Wood & Co., as above. (6607.)

A BARGAIN. — **TROUT FISHING, SHOOTING.**
500 ACRE ESTATE in favourite part of Hants, high in a finely-timbered park. Modern RESIDENCE, standing in a fine garden, containing about 20 bed and dressing rooms, billiard room, ample stabling, cottages, farmhouse, etc. Most of the land is let off, and estate affords shooting, equal to a larger area. It is intersected by a trout stream, and would be sold at a very moderate figure. — Full details of Messrs. JOHN D. Wood & Co., as above.



BETWEEN FARNHAM AND GUILDFORD. — For SALE, a bargain, a choice Freehold PROPERTY, of over 30 acres with old fashioned residence well placed, surrounded by fully matured and beautifully timbered old grounds and woodlands, and well-timbered park-like meadows; contains four good reception, some thirteen bedrooms, with excellent offices; stabling for six horses, and three cottages. Price £5,000. — Inspected and recommended by Messrs. JOHN D. Wood & Co., as above. (2370.)

DAILY SERVICE COUNTRY PLACE WANTED, under one hour's journey; high and healthy situation; Surrey preferred; must be nice looking place, with good grounds and some parklands; not too large. Rent of £500 to £750 will be paid, Unfurnished, on Lease, or might buy suitable property. — Send particulars, with photo of house, to "City," c/o Messrs. JOHN D. Wood & Co., 6, Mount Street, London, W.



RIVER ITCHEN, one-and-a-quarter miles first-class fishing on the main stream; situated near main line station, only one-and-a-half hours from Town. — To be SOLD, together with an original Jacobean RESIDENCE, seated in beautiful grounds and parklands of about 50 acres; 20 bed, four reception rooms, good offices; stabling seven, two cottages. — Price and full details on application to Messrs. JOHN D. Wood & Co., who can recommend from personal knowledge. (6462.)

EASTERN COUNTIES — A rare Bargain, in a well-known district, four miles from a station, one mile from church, two miles telegraph. A very attractive Modern RESIDENCE, beautifully fitted and built regardless of cost; contains entrance halls, handsome suite reception and billiard rooms, fourteen bedrooms. It is approached by a handsome avenue of oaks from picturesque lodge. The grounds of five acres are very pretty. Fine old kitchen garden. Complete range of stabling and farm-buildings, and several cottages. Would be Sold, with 45 acres, or with the whole estate of 260 acres, mostly grass. The income is highly satisfactory, and the property an inexpensive one to maintain. — Inspected and highly recommended by Messrs. JOHN D. Wood & Co., as above. (8665.)

SPORTING FARM OF 400 ACRES, main line, two-and-a-half hours from Town; bracing situation, dry soil, and affording an exceptional opportunity for the erection of a RESIDENCE amid boldly undulating lands, particularly well-timbered with a large number of grand old forest trees, and opening up very pretty and exclusive views. There are two excellent warrens, with gorse and bracken coverts, several copses, and the whole admirably adapted for the preservation of game. For its size, the property shows excellent sport. The contour of the property is most picturesque, 100 acres is very suitable for easy conversion into a park of great natural beauty. There is a farm-house and buildings, and the land is at present let. Plan, views, and full details from the Agents, who have personally inspected, and can strongly recommend the property. — Messrs. JOHN D. Wood & Co., as above. (8641.)

FOR THE SUMMER.



NORTH HAMPSHIRE (within a short drive of main line station). — The above exceedingly charming old MANSION, beautifully furnished, and situated in delightful old-world gardens, surrounded by large and finely-timbered park and woodlands, and containing four large reception, billiard, and some 24 bed and dressing rooms; ample stabling, etc. Trout fishing near could probably be arranged for, and possibly a little rabbit shooting. — Inspected and strongly recommended by Messrs. JOHN D. Wood & Co., as above.

HUNTING AND SHOOTING.

A.D. 1541.
GENUINE old XVth Century HOUSE, within easy reach of Town; brick-built, with mullioned windows, and surrounded by nicely-timbered meadowland and very quaintly arranged grounds. The House is of moderate size, and is very beautifully fitted with exquisite old oak carving, panelling, original old fireplaces, and XVth Century stained glass windows. It is quite a place on a small scale, and is to be SOLD at a very moderate price. Partridge shooting adjoining can be had, and it is amid first-rate hunting. — Full details of Messrs. JOHN D. Wood & Co., as above. (5745.)

WANTED by a hunting gentleman, to Purchase, after renting for a year or more, a RESIDENTIAL PROPERTY (place of importance, but not too large a House), 20 bed, five reception; good stabling. Park if possible. Parts of Yorks, Warwick, Northants, Oxon. Immediate attention will be given to any suitable estate offered. — Send particulars to "Ship," c/o Messrs. JOHN D. Wood & Co., 6, Mount Street, London, W.



YORKSHIRE (between Richmond and York). — A delightful old HOUSE to LET, furnished, together with about 1,100 acres of good mixed shooting and one mile trout fishing; contains fifteen bed, bath, four reception, billiard rooms; stabling for eight. Hunting with Bedale. — Messrs. JOHN D. Wood & Co., as above. (8393.)

WANTED TO PURCHASE, within three-and-a-half hours of London, preferably where fair second-class hunting can be had, a good SPORTING ESTATE of from 3,000 to 5,000 acres, with a good Mansion House, containing 25 to 30 bedrooms, handsome entertaining rooms, etc.; a house that is fitted with modern appointments inside preferred, but an old mansion of character on an otherwise suitable property would be considered; Berks, Hants and Wilts or Eastern Counties are liked, but almost any district within prescribed distance of London where climate is not relaxing, would be considered. Advertiser is most anxious to settle on an estate for purchase, and will invest from £60,000 up to £200,000 for the right place with suitable return. — Communications to "Sport," c/o Messrs. JOHN D. Wood & Co., 6, Mount Street, London, W.



HERTS. — Near one of the prettiest villages, one-and-a-half miles from station, 40 minutes from Town, close to golf. Charming Modern RESIDENCE, beautiful wooded views, handsomely furnished with genuine old furniture; square hall, two reception, seven bed, bath; gas and water laid on; lovely shady gardens. To LET, Furnished, till the end of October. — Full particulars of Messrs. JOHN D. Wood & Co., as above. (4528.)

1,000 ACRES, OR HOUSE AND PARK.
MAIN NORTHERN LINE. — Fine old Queen Anne RESIDENCE, seated on rising ground, in a beautifully-timbered park, with lake; contains fifteen bed, bath, good suite of five reception rooms. Ample stabling, cottages, and buildings. Land lets for £1 per acre, and estate shows good return as investment. Excellent partridge ground; little hunting. To be SOLD as a whole, or House and Park, 100 acres, at moderate price. Would also Let. — Full details of Agents, Messrs. JOHN D. Wood & Co., as above. (8191.)

MESSRS. JOHN D. WOOD & CO., Land Agents and Surveyors,
6, MOUNT STREET, LONDON, W.

Telegrams: "Wood, Agents, London."

Telephone: 2042 Gerrard.

HAMPTON & SONS.

FORTHCOMING AUCTIONS

At the Mart, Tokenhouse Yard, E.C., on June 23rd, 30th, July 7th, 14th and 21st.

300ft. ABOVE SEA LEVEL; GRAVEL SOIL.



WATFORD, in an extremely pretty, undulating, and grandly-timbered park, with long frontage to the main road to St. Albans.—The valuable Freehold RESIDENTIAL PROPERTY, known as the "Stanboroughs," Watford, comprising a moderate sized Residence, which could easily be enlarged; stabling for four, farmery, delightful pleasure grounds. Grandly-timbered undulating park, almost entirely enclosed by densely-timbered woods, and extending in all to nearly 55 acres. Also 24 acres of valuable Freehold Land, and two Freehold Dwelling-houses, post-office, and shop.—For SALE by AUCTION by HAMPTON & SONS, at the Mart, E.C., on June 23rd (unless previously sold by Private Treaty).—Auction offices, 1, Cockspur Street, S.W.

430ft. ABOVE SEA. MAGNIFICENT SCENERY.



HANTS AND BERKS BORDERS (four-and-a-half miles from Newbury, with express services to Town and the West, one-and-a-half miles from Woodhay Station, on the Didcot, Newbury and Southampton Railway; lovely views over Highclere Park and surrounding country).—A valuable Freehold ESTATE, comprising a gentleman's old-fashioned Country Residence known as "Ivy House," Woodhay, Newbury, containing eleven bed and dressing rooms, fitted bathroom, billiard and four reception rooms, and adequate domestic offices, the whole arranged on two floors only; superior stabling. Another Residence, and a cottage, farm-house, and model buildings; beautiful well-timbered pleasure grounds, spacious lawns, terrace walks, wilderness, productive fruit and vegetable gardens, fruit walls, glass-houses, small lake, park, and woodlands, in all about 102 acres; good water supply; hunting; golf. Possession (by arrangement) on completion.—For SALE by AUCTION on July 31st (unless previously sold by Private Treaty).—Offices, 1, Cockspur Street, S.W.

FINE VIEWS OF THE AVON AND BRISTOL CHANNEL.



THE ESTATE OF P. D. PRANKERD, ESQ., DECEASED.
STOKE BISHOP (near Bristol; magnificent position; fine views of the river Avon and Bristol Channel).—Stone-built commodious RESIDENCE, known as "The Knoll," standing 165ft. above sea, and containing fifteen bed and dressing rooms, two bathrooms, five fine reception rooms, spacious hall, full-sized billiard room, conservatory and ample domestic offices; superior stabling, cottages, glasshouses, farmery, and about twelve-and-a-half acres of lovely grounds and grassland. For SALE by AUCTION on June 30th (unless previously sold by Private Treaty).—Particulars of MESSRS. ALEXANDER, DANIEL and CO., of Bristol; and HAMPTON & SONS, 1, Cockspur Street, S.W.

EXTENSIVE UNINTERRUPTED VIEWS.



SURBITON HILL (on the highest point, conveniently placed for golf and the River Thames).—Attractive Freehold detached RESIDENCE, "Fairholme," Langley Avenue, Surbiton Hill, containing billiard, three reception, bath, and eight bedrooms, conservatory, and ground floor offices; exceptionally pretty garden, full-sized tennis lawn, two glasshouses, etc.; Company's water, main drainage, gas.—For SALE by AUCTION, with possession, on July 7th (unless previously sold by Private Treaty).—Particulars of HAMPTON & SONS, 1, Cockspur Street, S.W.

STAFFORDSHIRE (close to the Derbyshire borders, in the centre of the Meynell Hunt, and the lovely district of Needwood Forest and the valley of the Dove).—Valuable Freehold ESTATE for occupation or investment, situate in the parishes of Rolleston, Anslow, and Tutbury.



Lot 1.—East Lodge (near Burton-on-Trent).—A well-appointed Country House, occupying a choice position on high ground, commanding extensive views across the Dove Valley, and seated in parkland and rich feeding pastures of about 176 acres. The House contains hall, three lofty reception rooms, very fine billiard room, seventeen bed and dressing rooms, fitted bathroom, and complete offices; first-class stabling for eighteen horses, coachman's and groom's rooms, lodge entrance, etc.; old pleasure grounds and gardens, terrace lawns, etc., with early possession.

Lots 2 and 3.—Freehold Estates of 153 acres, and 272 acres of rich feeding pastures, divided into numerous dairy farms, and small holdings, all let. These three lots form a compact Estate of 602 acres, lying within a ring fence, and producing from the present moderate rents, an income of about £1,300 per annum.

Lot 4.—About 52 acres of good grassland, producing £108 per annum, with an excellent site for one or more residences.

Lot 5.—"The Cottage," Rolleston.—A gentleman's Residence, well-placed in the pretty village of Rolleston, with old secluded gardens and paddock; capital stabling for eight horses, and coachman's house. With possession.

Lot 6.—A Freehold Investment being the Tutbury Glass Works, let on lease at £125 per annum.

HAMPTON & SONS are favoured with instructions to offer the above PROPERTIES by AUCTION, at the Mart, London, E.C., on June 30th next, at 2 o'clock (unless previously sold by Private Treaty).—Particulars and conditions of Sale of Vendors' Solicitors, MESSRS. GEDGE, KIRBY & MILLETT, 11, Great George Street, Westminster, S.W.; of MESSRS. SAMUEL B. CLARK & SON, Estate Agents, 8, New Cavendish Street, W.; and of the Auctioneers, HAMPTON & SONS, 1, Cockspur Street, S.W.



CROYDON (ten minutes from South Croydon Station, and from one to two miles of five other stations, affording a quick service of trains to City and West End).—The commodious Freehold Family RESIDENCE, "Bramley Croft," Haling Park Road; containing fifteen bed and dressing rooms, three bathrooms, two staircases, three reception, billiard, and magnificent music rooms, conservatories, ample domestic offices on ground floor, including servants' hall; stabling for seven, coachman's rooms over; well-timbered pleasure grounds, three tennis and croquet lawns, flower, fruit, and vegetable gardens, glasshouses and pits, and small paddock, in all nearly three acres; Company's water and gas, main drainage; splendidly fitted.—For SALE by AUCTION, with possession, by HAMPTON & SONS (in conjunction with MESSRS. FULLER, MOON & FULLER, Croydon), on June 30th, unless previously sold by Private Treaty.—Offices, 1, Cockspur Street, S.W.



HANTS (Ropley; about one mile from the station, 600ft. above the sea level, in a first-class Sporting district).—A commodious creeper-clad old-fashioned Family RESIDENCE, known as "Ropley Cottage," containing four reception rooms, conservatory, twelve bed and dressing rooms, bathroom, two staircases, ample domestic offices, with servants' hall; stabling for eight horses, farmery, cottage; well laid out shady pleasure grounds, two tennis and other lawns, prolific kitchen and fruit garden, in all over 23 acres.—For SALE by AUCTION by HAMPTON & SONS (in conjunction with MESSRS. GUNGER and SONS, of Manchester), at the Mart, E.C., on June 23rd (unless previously sold by Private Treaty).—Auction Offices, 1, Cockspur Street, S.W.

SALUBRIOUS PINE DISTRICT. HIGH AND SHELTERED.



HAMPSHIRE—The beautiful Freehold RESIDENTIAL ESTATE, "Knolwood," Farnborough, surrounded by grandly-timbered grounds, pretty park, densely wooded pine-wood, lawns, covered tennis and racquet court, gardens, meadowland, and many fine building sites, in all about 74 acres. The accommodation comprises hall and five reception rooms, eighteen bed and dressing rooms.—For SALE by AUCTION, at the Mart, E.C., on June 23rd (unless previously sold by Private Treaty).—Offices, 1, Cockspur Street, S.W.

SECLUDED AND RURAL POSITION.



EPSOM (fifteen minutes' walk from the Grand Stand, and under a mile from the Town and the Downs Stations, on the L.B. & S.C. Ry.).—The picturesque Freehold PROPERTY known as "Woodcote Cottage," Worples Road, Epsom, containing six bed and dressing, bath, and four reception rooms, two staircases, and domestic offices, admirably arranged on two floors only; stabling for six horses, engine-house; well-timbered pleasure grounds, comprising tennis and croquet lawns, flower beds and borders, productive fruit and vegetable garden, glasshouse, and useful paddock, in all about four-and-a-quarter acres. Electric light, Company's water and gas, main drainage. With possession.—For SALE by AUCTION, on 30th June next, unless previously sold by Private Treaty.—Particulars of MESSRS. LANGLAND & SONS, High Street, Epsom; and HAMPTON & SONS, 1, Cockspur Street, S.W.



SURREY (a mile from Sutton Junction, with its excellent fast train service to City and West End, half-a-mile from Cheam, and within easy reach of Prince's Golf Club at Mitcham).—The beautiful Freehold RESIDENTIAL PROPERTY, "Lower Cheam House," a commodious old-fashioned Country Residence, containing four reception, fine billiard, two fitted bath, and eighteen bed and dressing rooms, appropriate domestic offices, with servants' hall, on the ground floor, and extensive cellars in basement; detached stabling for five horses, small farmery, three cottages; grandly-timbered pleasure grounds, spacious shady lawns, lawn tennis courts and croquet lawns, long terrace and wooded walks, prolific fruit and vegetable gardens, glasshouses, and magnificently-timbered undulating park, in all over 21 acres; extensive building frontage; modern drainage; Company's water and gas.—For SALE by AUCTION, with possession, by HAMPTON & SONS, on July 21st (unless previously sold by Private Treaty).—Offices, 1, Cockspur Street, S.W.

FINEST SCENERY IN THE ISLAND.



ISLE OF WIGHT (St. Lawrence, in the undercliff, one-and-a-half miles from the favourite watering-place Ventnor).—Attractive RESIDENTIAL PROPERTY known as "Inglewood," containing hall, four reception, two bath and twelve bedrooms; stabling for three, large coach-house, greenhouse, and pretty grounds of nearly five acres.—For SALE by AUCTION, at the Mart, E.C., on July 14th (unless previously sold by Private Treaty).—Particulars of MESSRS. FRANCIS PITTIS & SON, Ventnor; and HAMPTON & SONS, 1, Cockspur Street, S.W.

Offices: 1, COCKSPUR STREET, PALL MALL, S.W.

(For Continuation of Advertisements, see pages vi. and viii.)

TELEPHONE:
4164 GERRARD.

LAND AND
ESTATE AGENTS.

MESSRS. MABBETT & EDGE,
127, MOUNT STREET, GROSVENOR SQUARE, LONDON, W.
Telephone 2759 Gerrard.

AUCTIONEERS AND
VALUERS.

THE PRINTED REGISTER of COUNTRY PROPERTIES for June, 1903, contains a large and varied selection of RESIDENTIAL and SPORTING ESTATES, Hunting Boxes, Furnished and Unfurnished Houses, many with Fishings and Shootings, etc., free on application, or post free, six stamps.—Offices as above.

TROUT AND GRAYLING FISHING.

Monmouthshire (in one of the loveliest districts of the Kingdom).

TO BE SOLD, a Freehold RESIDENTIAL ESTATE of 1,800 acres; moderate-sized Mansion and appurtenances; exquisite surroundings; three-quarters of a mile frontage to trout river; good shootings. Pays over 4 per cent.—Apply MABBETT & EDGE, as above. (9293.)



ISLE OF WIGHT.—One of the very best HOUSES in this lovely health resort, with splendid sea views, to be LET or SOLD. It has sixteen bedrooms, bathroom, three reception rooms, and billiard room, housekeeper's room, and a very fine suite of domestic offices; grounds of one-and-a-half acres, lawns, etc. A large paddock of six acres, securing entire privacy to the House, can be purchased or rented. Electric light and gas all easily laid on.—Personally inspected and thoroughly well recommended by MABBETT & EDGE, as above. (9271.)

WYE SALMON FISHING.—For SALE, a delightful RESIDENTIAL ESTATE of about 60 acres, mainly rich Wye-side meadows, with a frontage to the river of a mile. The House contains eleven bedrooms, and is most beautifully situated, having all necessary appurtenances; gardener's cottage and boat-house on river bank.—Personally inspected by MABBETT & EDGE, as above. (9252.)



DROPMORE COMMON, TAPLOW, BURNHAM, AND MAIDENHEAD DISTRICTS.—The above Modern HOUSE in two acres of grounds, can be rented at £200 per annum on Lease, Unfurnished. It contains ten bedrooms, bathroom, billiard room, three reception rooms, servants' hall; stabling for three; motor house and two rooms; gardener's cottage; tennis lawn, kitchen garden.—Fullest details of MABBETT & EDGE, as above. (9257.)

SLOUGH (twelve minutes from station, on Bath road).—To be LET, Unfurnished, a well-built RESIDENCE, in the Italian style, in grounds and paddocks of two-and-a-half acres; seven bed and dressing rooms, bathroom (h. and c.), lavatory, cloakroom, four reception rooms, two staircases, excellent domestic offices; well-disposed garden with small tennis lawn and fountain, two vineeries; gravel soil; orchard, paddock; water and gas on; stabling for one horse. Extra will be built at a rental of 5 per cent. per annum on the outlay.—Inspected by MABBETT & EDGE, who will give full details. (9256.)



SURREY (near Windsor and Ascot).—For SALE, a very choice medium-sized RESIDENTIAL ESTATE of some fifteen acres; billiard room, four reception rooms, seventeen bed and dressing rooms; stabling for eight; fine old grounds, with two tennis lawns, kitchen garden, glass, laundry, and cottage, dairy, two meadows, etc. The Property is one of unusually good character, and the whole acreage is finely timbered and, owing to its special situation and character, rapidly increasing in value.—Recommended from a personal inspection, and fullest details can be had of MABBETT & EDGE, as above. (8893.)

3,500 ACRES, with a finely furnished MANSION, with a good polo club, to be LET on a Lease; near two packs of hounds and one of stag hounds; exceptional facilities for breeding pheasants; good bags.—Rent, photo., and all details of MABBETT & EDGE, as above. (8970.)

TOWN MANSIONS AND HOUSES.

MESSRS. MABBETT & EDGE are entrusted with the Agency of the majority of the best RESIDENCES for DISPOSAL and to be LET, Furnished and Unfurnished, in

MAYFAIR, NORTH OF THE PARK,

and in BELGRAVIA,

and will be pleased to actively interest themselves in endeavouring to introduce suitable Properties to intending tenants and Purchasers being acquainted with their requirements. No expense whatever incurred by applicants.



IN one of the most beautiful parts of North Wales, about two miles from a first-rate town and station, close to village, church, post and telegraph office, and two miles from R.C. church.—For SALE, a very charming ESTATE of nearly 2,000 acres, through which a good river flows, in which salmon and trout fishing may be had. The Mansion, which stands on an eminence overlooking a grandly-timbered park of about 70 acres, commands delightful views, is approached by two long carriage drives, one with lodge at entrance, and contains large and lofty entrance hall, drawing room 30ft. by 18ft. with oak floor, dining room same size, full-sized billiard room, large morning room or library, servants' hall, valet's room, and complete domestic offices. On the upper floors, approached by two staircases, are about eighteen bed and dressing rooms, two nurseries, bathroom, etc.; the stabling comprises five stalls, three loose boxes, two coach-houses, saddle room, etc.; the water supply is very good; excellent drainage and house very dry; the pleasure grounds are really beautiful but very inexpensive to keep up, as they comprise chiefly shady walks and ornamental trees and shrubs, walled-in kitchen garden of about an acre. The park and most of the Estate is magnificently timbered, whilst there are numerous plantations nicely disposed for breeding. The river flowing through the Estate forms a picturesque appearance, and the land for the greater part is of exceptional quality. Hunting with Sir Watkin Wynn's and other hounds. The shooting is good, and includes a small moor of 300 or 400 acres. The Property lies very compactly in a ring fence, and produces about £2,450 per annum, whilst the outgoings are about £200. The Estate originally cost £105,000, but as the owner is now living elsewhere he will accept a very moderate price to effect an immediate sale, or he would dispose of the Mansion with about 1,000 acres.—Personally inspected and strongly recommended by MABBETT & EDGE, 127, Mount Street, Grosvenor Square, London, W. (9115.)



VERY REASONABLE PRICE.

WEST COAST (in a lovely position overlooking the sea).—A most delightful MARINE ESTATE of over 700 acres, with moderate-sized though luxuriously-fitted Residence, with beautifully-timbered surroundings. There is also a well-patronised hotel (fully licensed), three farms, and several smaller holdings, the whole showing a capital rental capable of considerable augmentation by a judicious development of parts of the Property. A fashionable town is within an easy drive, and the scenery of the neighbourhood is famous. Shooting and fishing of a most varied character can be had over the Estate.—Apply MABBETT & EDGE, as above. (8947.)

IN THE PEAK DISTRICT, 650ft. above sea level.—Choice old RESIDENCE to be LET, Furnished, for the Summer and shooting season, or by the year; 20 bedrooms, two bathrooms, billiard, and five reception rooms, good offices; stabling for twelve and rooms over; tennis lawn, tennis court, two walled kitchen gardens; rough shooting over 1,000 acres, but affording a very fair-sized bag; one-and-a-half miles trout fishing; soil limestone; excellent water; modern drainage.—Fullest details of MABBETT & EDGE, as above. (7761.)

TO MEN OF GREAT WEALTH, for such only could consider the Purchase of probably the most unique ESTATE in England. Messrs. MABBETT & EDGE are in a position to invite offers for a Property of most exceptional and historical interest, with Royal associations. The Mansion is one of the most magnificent structures in the country, with avenue approach two miles in length, very extensive grounds with fine lakes and numerous temples, grottoes, and statues, with grandly-timbered park surrounding the whole, which is throughout on a most princely scale. The Mansion is filled with works of art, tapestries of great value, etc., and an offer would be considered for the whole as it stands, and in proportion to its original cost the place can be acquired on very moderate terms.—Apply MABBETT & EDGE, as above. (8932.)

THE SPECIAL PRINTED SYNOPSIS of FURNISHED HOUSES shows at a glance the accommodation, rent, and period of all the best Houses now to be LET, and saves a large amount of time and trouble. Free on application, or post free, three stamps.



THIS XVIIth Century MANSION, with dormers, and well placed in charming grounds and park, to be LET, Furnished, or SOLD. It contains sixteen bedrooms, four reception rooms; excellent stabling; old-world grounds, bowling green, beautiful lawns and shrubberies; good shooting over 1,700 acres, yielding 1,000 pheasants, 250 partridges; hunting three days a week. Rent only £350 per annum, or would be SOLD, with a net rent roll of £1,400 per annum, and including the Advowson of £370 per annum and all the timber, at a low price.—Fullest details of MABBETT & EDGE, as above. (8915.)

SHEFFIELD AND DONCASTER (a drive from each).—To be LET, on Lease, excellent Family HOUSE, in seven acres, with eighteen acres of grassland if desired, at £40 per annum; eleven bed and dressing rooms, servants' rooms, two bathrooms, three reception rooms, servants' hall; stabling for four; good and well-laid-out grounds, lawns, and kitchen garden; excellent supply of water; lodge and carriage drive; polo ground and station quite near.—Rent and all details of Messrs. MABBETT & EDGE, as above. (9271.)



"DALNAIR" (Stirlingshire; situated a quarter-of-a-mile from Drymen Station, and two miles from Kilsyth).—This beautiful RESIDENTIAL ESTATE of 500 acres is for SALE privately; the Mansion, which is in most perfect order, contains four public rooms, eleven bedrooms, four dressing rooms, three bathrooms, ample servants' accommodation, and complete offices; beautiful pleasure grounds; good pheasant, partridge and rabbit shooting, also salmon and trout fishing in the river Endrick.—Apply to Messrs. WALTER, FRASER and STEELE, 74, Bath Street, Glasgow; or Messrs. MABBETT and EDGE, 127, Mount Street, Grosvenor Square, London, W. (6511 c.)

YORKSHIRE.—To be SOLD, important AGRICULTURAL and SPORTING ESTATE of about 2,000 acres, in ring fence, with several compact farms, suitable residences and homesteads, also considerable cottage property in village forming part of Estate; farms let and producing about £2,200 per annum. All timber and plantations included in price, which shows a return of nearly 3½ per cent.—Apply MABBETT & EDGE, as above. (7835.)

TO CITY MEN.



NEAR BYFLEET AND CHERTSEY.—To be LET, Unfurnished, this charming old-fashioned HOUSE, in its own grounds of two-and-a-half acres; ten bed and dressing rooms, bathroom (h. and c.) and lavatory, conservatory, three reception rooms, good offices, and stabling for seven horses, two coach-houses, dairy; old-fashioned garden, vineyard, fernery, two tennis lawns; near post, doctor, telegraph, church, and one-and-a-half miles from station. Rent £170 per annum, or for SALE, £4,000, Freehold.—Apply MABBETT & EDGE, as above. (6167.)

5,000 ACRES.—A SPORTING DOMAIN of exceptional character; easy of access to London and North; very fine Mansion (30 bed and noble suite of reception rooms) and shooting (2,000 partridges, 1,500 pheasants); trout fishing in lake and river. Rent roll nearly £5,000 per annum, pays near 4 per cent. Low price.—Apply MABBETT & EDGE, as above. (8889 v.)

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IN ONE OF THE FAVOURITE HOME COUNTIES.



TO BE SOLD, this fine **RESIDENTIAL ESTATE**, within easy run of Town, and situate in the midst of beautiful country. The Mansion is approached by a winding carriage drive with pretty lodge entrance. Accommodation comprises four reception billiard, about sixteen bed and dressing rooms, the whole being expensively decorated and lit with electric light; fine modern stabling for thirteen horses, coachman's cottage and other cottages; farmery and good outbuildings; well-timbered park of about 100 acres; hunting and shooting in the district. For further particulars, price, etc., of this compact Estate, apply to the Agents, Messrs. GILLOW & Co., who have personally inspected and can specially recommend. (11,665.)

XIVTH CENTURY MANOR HOUSE, in one of the Eastern Counties, to be **LET** or **SOLD**, comprising three reception, boudoir, nine bed and bathrooms; stabling for nine, coach-house and other outbuildings, two cottages. Three-and-a-half acres of pasture land, also farm with 320 acres arable and pasture land, could be purchased with the property. First-class hunting with several packs of hounds. Rent, price, and further particulars, apply to the Agents, GILLOW & Co., as above. (11,683.)



IN THE CENTRE OF THE GRAFTON COUNTRY.—To be **SOLD**, a fine old **RESIDENTIAL PROPERTY**, situate one-and-a-half miles from good town and station; south aspect; sandy soil; 500ft. above sea level. The House, which is built in the Elizabethan style, is approached by a beautiful winding carriage drive, and contains entrance hall, three reception, twelve bed and dressing; stabling for twelve, coachman's cottage, and two other cottages; 100 acres of well-timbered meadowland, which can easily be let off. Also a smaller house or hunting box, with stabling. Price £14,000 for the whole, or would be divided.—GILLOW & Co. as above. (11,506.)

HERTS.—An attractive Georgian **RESIDENCE**, in a pretty and most convenient position, within a mile of a station (G.E. Ry.), barely 40 minutes' run to the City; accommodation comprising three reception rooms, eight bed and dressing rooms, etc.; excellent stabling for five; the grounds, some three to four acres in extent, are most beautifully arranged and planted, and comprise charming lawns, flower gardens, and large prolific kitchen garden; glasshouses and usual outbuildings. Rent, on Lease, £200 per annum. A further 25 acres of grass can be had if required. Personally inspected and highly recommended by the Agents, Messrs. GILLOW & Co., as above.



£6,000 will **BUY** the Freehold of this well-built **RESIDENCE**, overlooking the river Severn, half-a-mile of station, on the G.W. Ry. The accommodation comprises out and inner halls, five reception and billiard, nineteen bed and dressing rooms; good stabling, out-buildings, and cottage. Grounds of about two-and-a-half acres (more land could be obtained), planted with well-grown trees, and include winding cliff walks, terraces, flower beds, tennis and croquet lawns, kitchen garden, etc. Gas and water are laid on. The Property might be **LET** Unfurnished on Lease. Hunting, shooting, fishing, and boating to be obtained in the neighbourhood.—Messrs. GILLOW & Co., as above. (11,653.)

ESTABLISHED 1659.
GILLOW'S AUCTIONS of Landed Estates, Town and Country Houses, are held periodically at the Mart, E.C., when Properties may be included on moderate inclusive terms. Messrs. GILLOW's old extensive clientele among the wealthy classes enables them to offer unique advantages to those desirous of disposing of their Properties.

OVERLOOKING HADLEY COMMON AND WOODS.



THE above depicted old-fashioned historical **MANSION**, built in Charles the Second's reign. The accommodation comprises an entrance hall, four reception and eleven bedrooms; stabling for four, and coachman's cottage at drive entrance.



MAGNIFICENT GROUNDS of about five acres, laid out centuries ago. Price £12,000, or would be **LET**, Furnished.—Further particulars, photos., etc., apply to the Agents, Messrs. GILLOW & Co. (11,552.)

ON THE BANKS OF THE MOLE.



SURREY (in the beautiful district of Esher).—To be **SOLD**, the above depicted Family **RESIDENCE**, standing in terraced old-world grounds of about 35 acres, with delightful lawns sloping down to the river; it is approached by a carriage drive, with lodge entrance, and contains three good-sized reception rooms, billiard room, fourteen bed and dressing rooms; modern stabling for four; the grounds are made up of pleasure garden, which includes two tennis courts, finely-timbered miniature park, kitchen garden, greenhouse, etc., the rest being pasture land, including good farm-house and out-buildings; also an old-fashioned cottage. Some of the land has a valuable building frontage. Price £15,000.—For views and plans apply GILLOWS, as above. (11,536.)

GODALMING (near; in a delightful position).—A gentleman's **COUNTRY RESIDENTIAL ESTATE**, about 147 acres of woods and parkland, in a ring fence. The House, which is approached by a drive with lodge entrance, contains four reception, servants' hall, thirteen bed and dressing rooms, bath. Heated throughout with hot water apparatus. Modern stabling for six. Model farmery and four cottages; also Gentleman's small Residence (four bedrooms, two reception), with stabling and small garden. Price and further particulars on application. More land if required. (11,705.)

TOWN HOUSES in Mayfair and in the Portman, Hyde Park, Belgravia, and Cadogan Estates. GILLOWS are exclusively appointed Agents for many of the choicest available Houses.

FOR THE SUMMER MONTHS.



30 GUINEAS A WEEK is the rent asked for the above **RESIDENCE**, situate in the North of Devonshire, with accommodation of five reception, seventeen bedrooms, and two bathrooms; also five other rooms for menservants, servants' hall; stabling for eight; shooting over 3,000 acres. (11,769.)

£8,000 will **BUY** the Freehold of a lovely old-fashioned **COTTAGE RESIDENCE**, 40 minutes' run from Town, standing in grounds of about three acres. The accommodation comprises eight bedrooms, bath (h. and c.), nursery, schoolroom, three reception rooms, etc. Stabling for three, and room for man.—Messrs. GILLOW & Co., as above. (11,651.)

ONE HOUR SOUTH OF LONDON.



£4,500 will **BUY** the Freehold of this complete **RESIDENCE**, standing in its own charming grounds of about four-and-a-half acres. The accommodation comprises three reception and billiard room, good kitchen offices, including servants' hall, six bedrooms, two boxrooms, two bathrooms; lit throughout with electric light, and heated by hot-water apparatus; stabling for five, with rooms over. Would be **LET**, Furnished, for the Summer months. (11,548.)

DORSET (Swanage).—To be **SOLD** or **LET**, a charming **RESIDENCE**, standing high, and commanding splendid views over the sea. Contains four reception rooms, eight bed rooms, dressing room, bath (h. and c.); good garden, conservatory. Price, including well-appointed Furniture, 2,300 guineas. (11,719.)



SUSSEX (one-and-a-half miles from a station, four miles from Horsham).—To be **SOLD**, a substantial stone-built Family **RESIDENCE**, facing south, and designed by a well-known London architect; standing in charming grounds of about 35 acres, with finely-timbered surroundings, which are bounded on one side by a stream; contains three reception, fine entrance hall, ten bed and dressing rooms, bath (h. and c.); good stabling, and accommodation for man; hunting and shooting available in the district. Price £6,000.—GILLOW & Co., as above. (11,471.)

LANCASHIRE (on the coast, close to Morecambe Bay, and within easy driving distance of the lovely lake district).—To be **SOLD**, a charmingly-situate **RESIDENTIAL PROPERTY**, standing in eleven-and-a-half acres of grounds, approached by a carriage drive; containing four reception, billiard, thirteen bed and dressing; good stabling, and accommodation for man; close to church and post-office. Price £5,500 (cost £30,000). Photo.—GILLOW & Co., as above.

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406, OXFORD STREET (Entrance 48, Duke Street), LONDON, W.

Messrs. W. HUGHES & SON, Estate Agents, Bristol.

SOUTH WALES.



£3,000 WILL BUY the above old-fashioned RESIDENCE, in a lovely part of Carmarthenshire, close to a station. It contains four reception rooms, nine bedrooms, boudoir, attics, servants' hall, etc.; stabling for six horses. Fishing in a river which runs through the grounds; golf links near. Would be LET, Unfurnished, at £120 per annum, or Furnished, £150 per annum. Would be Let for the Summer.—HUGHES & SON, Bristol.

WYE VALLEY.—A delightful small RESIDENCE, with grounds of eleven acres, four miles of salmon fishing on both banks, and 900 acres of shooting, mostly coverts. Three reception rooms, five bedrooms, balcony, etc.; good rose garden; south-east aspect; gravel soil; two miles from golf links; lovely scenery. Rent 100 guineas per annum, or 70 guineas without the shooting, or 60 guineas for house and grounds.—HUGHES & SON, Bristol.

GLOUCESTERSHIRE.



£5,000 WILL BUY the above exceptionally attractive HOUSE, with nearly 20 acres of land, in a pretty and healthy part of Glos. It is approached by a drive with lodge, and stands in beautifully laid-out grounds, upon which a large sum of money has been spent. The Property is of a unique character, and can be fully appreciated after a personal inspection. Details and series of photos. on application. Hunting obtainable; good society.—Strongly recommended by HUGHES & SON, Bristol.

SOUTH DEVON, NEAR PLYMOUTH.



£2,550, INCLUDING FIXTURES, will be taken for the above choice RESIDENCE, situated in a very favourite part. It contains hall, two large reception rooms, six bedrooms, bathroom, lavatory, etc.; stabling, greenhouses, tennis lawn, and excellent flower and kitchen gardens; gas and water laid on. This is a Bijou Property, and in perfect repair throughout.—Recommended by HUGHES & SON, Bristol.

SOMERSETSHIRE.



FOR THE SUMMER.—To be LET for a few months, at a moderate rent, the above ancient ABBEY, handsomely furnished throughout, standing in lovely shady grounds, in a very pretty part of the country. It contains lofty hall, oak and second staircase, three handsome reception rooms, chapel, fourteen bed and dressing rooms, bath, smoking room, etc.; stabling, tennis lawns, glasshouses, etc. An ideal place; in excellent order.—For rent, history and details, apply to HUGHES and SON, Bristol.

IN A WESTERN COUNTY.



FOR SALE, a fine SPORTING ESTATE of 2,300 acres, with the above handsome and convenient Mansion, standing in a bracing (though mild) position, 1,000ft. above sea level; containing large hall with full-sized billiard table, four reception rooms, gun room, fifteen bed and dressing rooms, bath, etc.; stabling, and numerous outbuildings; two miles of trout fishing in a stream, and good fishing in two lakes; good rough mixed shooting (partridges, pheasants, black game, snipe, wildfowl, etc.). First-rate hunting. Would be LET, Furnished, for the Summer and Hunting Season.—Inspected and recommended by HUGHES & SON, Bristol.

£90 PER ANNUM.—Attractive COUNTRY RESIDENCE, close to the Blackmore Vale, standing in grounds of eleven acres, and containing three reception rooms, square hall with fireplace, nine bedrooms, two staircases, bath, etc.; stabling, conservatory; gardens, and pasture land; excellent hunting.—HUGHES & SON, Bristol.

RENT £130 PER ANNUM, FURNISHED.



WELSH BORDER CASTLE, standing 750ft. above sea level, in a pretty part of Herefordshire. The above view shows the approach to the Residence, a disused chapel, and the moat. The Castle has been made into a gentleman's Residence, containing four reception rooms, billiard room, eight bedrooms, bath, etc. It is in first-rate order, is lighted by acetylene gas, and fitted with electric bells; stabling, terraced lawns, flower gardens, and numerous outbuildings, cottage; 83 acres of land if desired. Hunting, fishing and shooting in the neighbourhood.—For full details and photos. apply to HUGHES and SON, Bristol.

PERFECT COUNTRY MANSION.



A SACRIFICIAL PRICE will be accepted for the above exceptionally fine MANSION, standing in delightful grounds of extraordinary beauty, and commanding a fine sea view. The Mansion is approached by a long carriage drive with lodge, and contains fine hall with organ, five handsome reception rooms, magnificent conservatory, 20 bed and dressing rooms, bathroom, and ample offices; extensive stabling, coachman's house, cattle sheds, fine kitchen gardens with ample glass. The pleasure grounds are unique, and contain wooded walks, fountain, summer houses, pretty lake with islands, etc.; rich pasture land extending to the beach; in all about 50 acres.—Inspected and strongly recommended by HUGHES & SON, Bristol.

AT A LOW RENT.



HUNTING SIX DAYS A WEEK.—The above stately MANSION, situated in a favourite part of Gloucestershire, is to be LET, Furnished, for a long or short period, at a very low rent. It stands in singularly beautiful and well-timbered grounds, and is approached by a long carriage drive. The rooms are of noble proportions, and there is ample accommodation for a large establishment; Company's water laid on; stabling for 20 horses; ornamental lakes with boat house and boats; trout and perch fishing; 3,000 acres of shooting.—For rent and further details apply to HUGHES & SON, Bristol.

COMMANDING A GLORIOUS VIEW.



£300 PER ANNUM.—Beautifully Furnished COUNTRY RESIDENCE, occupying a truly enviable position on the side of a hill, and commanding a great view of the estuary of the Severn and Welsh Hills. It stands in fifteen acres of fine old grounds, and is approached by a drive with pretty entrance lodge. It contains hall, three good reception rooms, conservatory, eleven bed and dressing rooms, full-sized billiard room and table, and good offices. The House is lit throughout by electric light; excellent stabling and outbuildings; good water supply; farmery, orchard, terrace walks, flower and kitchen gardens, pasture, etc.; hunting obtainable.—Exhaustive details on application to HUGHES & SON, Bristol.

INSPECTION STRONGLY ADVISED. A BARGAIN.



UNIQUE MARINE RESIDENCE on the Somerset coast, standing in grounds of about six acres, sloping to the shore.—The House is very up-to-date, and has cost the vendor between £6,000 and £7,000; it is approached by a short drive, and contains verandah, large hall, four reception rooms, magnificent billiard room (with handsomely decorated ceiling, 15ft. high), ten bedrooms, two bathrooms, three staircases, convenient office; modern stabling and living rooms, glasshouses, cottage, lawns, kitchen garden, orchard, and paddock; very healthy climate. Price 4,000 guineas. Strongly recommended from inspection by HUGHES & SON, Bristol.

A.D. 1590.—Elizabethan MANSION, near Cirencester, with 1,700 acres of shooting and nearly two miles of first-rate trout fishing; high situation on gravel soil. A delightful old place. Rent £350 a year, partly furnished.—Inspected and recommended by HUGHES & SON, Estate Agents, Bristol.

AN EXCEPTIONAL OPPORTUNITY.



£4,000 WILL BUY the above attractive old-fashioned RESIDENCE in Gloucestershire, standing in magnificently-timbered grounds of a very unusual character, including in particular a Cedar of Lebanon, believed to be unique in size and beauty, a variegated sycamore, and a noted yew tree, fine old kitchen garden, glasshouses, stabling, etc. The House, which is being put into splendid order, contains four reception rooms, twelve bedrooms, bath, etc. Inspected and recommended.—Photos. and details on application to HUGHES & SON, Bristol.

IN A LOVELY PART.



CHOICE ESTATE of over 250 acres, with the above most attractive Gothic RESIDENCE, beautifully built, and containing sitting room hall, three reception rooms, billiard room, eighteen bed and dressing rooms, etc.; stabling for fifteen horses; glasshouses, gardens, and finely-timbered grounds. Hunting, fishing, and 2,000 acres of shooting obtainable.—For price and details, apply to HUGHES & SON, Bristol.

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Landed Estate Agents, Surveyors and Auctioneers,
39, King Street (Corner of), St. James's Square, London, S.W.
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DENTON, NEWHAVEN, SUSSEX.

MESSRS. EDMUND SMITH & CO. beg to notify that the **MANOR HOUSE**, seventeen excellent houses and cottages, practically the whole of the village of Denton, together with the ground rent on the reservoir of £50, and 250 acres of land, was **SOLD** privately after the Auction, and they are now prepared to receive offers respectively for the building land of 132 acres adjoining Newhaven Station, and the Hill Farm adjoining Denton, of 504 acres.

TO YACHTING MEN.

SOUTH COAST.—Yachting Station and Anchorage, beautiful **MANSION**, park; also optional a pretty Village and Farm. The Estate has historical associations, and Royalty have frequently stayed there; at the same time it has excellent building potentialities.



SURREY (45 minutes from London, quite in the country yet only ten minutes' walk from a station).—A singularly attractive Freehold **RESIDENTIAL PROPERTY**, comprising a charming House, containing four reception, billiard, bath, fifteen bed and dressing rooms; lovely gardens with a wealth of timber and shrubs, lake, streamlet, pavilion, lodge, stabling, cottages, and small park. To be **SOLD**; a bargain. 500 acres of shooting can be rented. Subsoil gravel. Series of photos.—**EDMUND SMITH & Co.**, 39, King Street, St. James's Square, S.W.

21,000 ACRES.—One of the finest **SPORTING ESTATES** in England, with moderate-sized Mansion and numerous amenities, situate about two hours from London, is offered at a tempting price.

4,000 ACRES.—YORKSHIRE.—A splendid **SPORTING DOMAIN**, with small grouse moor. Beautiful Mansion, park, and every concomitant.



£2,250.—In the lovely Sevenoaks and Penshurst country, commanding superb views, and although 650ft. above sea level, well sheltered.—A charming small **RESIDENCE** (three reception, bath, six bedrooms); carriage drive, charming gardens, excellent stabling, man's rooms, and two meadows; cottage optional; one hour from London.—**EDMUND SMITH & Co.**, 39, King Street, St. James's Square, S.W.

500 ACRES, ONLY £4,500.—Situate 60 miles from London, near South Coast Seaside Resort; cottages and buildings, etc., included.



IN THE LOVELY GODALMING, FRENTHAM, AND HINDHEAD DISTRICT.—An exquisite **PROPERTY**, commanding a magnificent extent of wild country, beautifully sheltered and clothed with a superb collection of timber and luxuriant shrubs. The Residence is approached by a long drive, and contains a noble hall with gallery, three reception, bath, twelve bedrooms, etc.; lovely grounds, etc., of unsurpassed beauty, and extensive terrace overlooking glades; stabling, and the usual buildings. The price asked is only about value of land.—**EDMUND SMITH & Co.**, 39, King Street, St. James's Square, S.W.

£300 A YEAR for a moderate-sized **MANSION**; nice but inexpensive grounds, lake, park, woodlands, and farm of about 300 acres; near station on Surrey and Sussex Border.—**EDMUND SMITH & Co.**, 39, King Street, St. James's Square, S.W.

SUSSEX (£10,000 inclusive, or offer; original cost about £30,000).—A choice Bijou **SPORTING** and **RESIDENTIAL ESTATE** of about 260 acres, nearly all park-like pasture and woods, with a moderate-sized Residence; two lodges, stabling, three cottages, splendid farm-house, and exceptionally good buildings; excellent shooting; grand views; subsoil gravel and sandstone. London can be reached by rail in a little over an hour, and the South Coast in half-an-hour.—Photos, and plans of the Sole Agents, **EDMUND SMITH & Co.**, 39, King Street, St. James's Square, S.W.

FAREBROTHER, ELLIS & CO.,
29, FLEET STREET, LONDON, E.C.



EAST SHEEN.—To be **SOLD**, the above attractive, compact Freehold **RESIDENCE**, of pleasing elevation, in the Gothic cottage style, built from designs of Sir Arthur Blomfield, delightfully situated in an open position overlooking Sheen Common, having access thereto from the garden; and close to Richmond Park. It contains on the upper floor nine bed and dressing rooms, bathroom, with fitted bath; on the ground floor spacious entrance and staircase hall, well-lighted dining room and drawing room, both with views over the Common; study or library, kitchen, servants' hall and other domestic offices; stabling, etc. There is a prettily-arranged garden, with croquet lawn, shaded by handsome forest trees and shrubs, etc., and having charming views over the Common. With possession.—For price and further particulars, apply to Messrs. **FAREBROTHER, ELLIS & Co.**, 29, Fleet Street, E.C. (5506.)



BUCKINGHAMSHIRE (in a much favoured district).—To be **LET**, furnished, for the Summer months, this beautiful old **MANOR HOUSE**, placed in the midst of perfectly enchanting and seductive gardens, surrounded by extensive undulating parklands with heavily-timbered stately avenues, convenient for railway stations having excellent services of trains to Town. The Residence contains some 30 bed and dressing rooms, bathroom, five handsome reception rooms, full and excellent domestic offices, laundry, etc.; stabling for fifteen horses. It is exceedingly well furnished and most conveniently arranged for entertaining on a large scale. The grounds are extensive, well-stocked, include some magnificent specimen trees, lake, terraces, etc.; fishing. Personally inspected.—For rent and full particulars, apply to **FAREBROTHER, ELLIS & Co.**, 29, Fleet Street, E.C. (4779.)

IN THE BEAUTIFUL DISTRICT OF HASLEMERE, a mile from a charming picturesque village.—To be **SOLD**, an exceedingly choice **RESIDENTIAL ESTATE**, comprising Mansion, occupying a magnificent position, surrounded by extensive pleasure grounds and well-wooded lands, in all about 211 acres. The Residence commands some truly grand views, and contains 24 bed and dressing rooms, five reception and billiard rooms, extensive domestic offices; it is in first-class repair, lighted throughout by electric light, and is handsomely fitted; stabling for eleven horses, etc.; unusually fine pleasure grounds, cottages, etc.—Apply to **FAREBROTHER, ELLIS & Co.**, 29, Fleet Street, E.C. (5387.)



WORCESTERSHIRE (in a beautiful district).—To be **LET**, furnished, for a term of years, the above exceedingly fine old English **MANSION**, together with shooting over 1,500 acres. The Residence is of historical association, occupies a most enviable position, commands for many miles uninterrupted views of truly glorious woodland scenery, and contains some sixteen bed and dressing rooms, four fine reception rooms, two noble entrance halls, extensive domestic offices; stabling for six horses, charming old-world pleasure gardens containing some of the finest yew avenues to be found in the Kingdom, kitchen and fruit gardens. Hunting. The House is well furnished and can be strongly recommended from a personal inspection. Low rent.—For full particulars, apply to **FAREBROTHER, ELLIS & Co.**, 29, Fleet Street, E.C. (5322.)

ESSEX (overlooking Hainault Forest).—To be **LET**, unfurnished, a beautifully situated **RESIDENCE**, commanding extensive views, and standing in charming grounds of about seven-and-a-half acres; it contains eight bedrooms, bathroom, three reception rooms, and good domestic offices; stabling for six horses, coachman's cottage and various outbuildings. The pleasure gardens are adorned with many fine specimen trees, and include tennis court, bowling green, etc.—For rent and full particulars, apply to Messrs. **FAREBROTHER, ELLIS & Co.**, 39, Fleet Street, E.C. (5538.)

FAREBROTHER, ELLIS & CO.,
29, FLEET STREET, LONDON, E.C.

MESSRS. BATTAM & HEYWOOD,
AUCTIONEERS, ESTATE AGENTS & VALUERS
72, DUKE STREET, GROSVENOR SQUARE, W.
Established 1837. Telephone 2169 Gerrard.



COST £200,000. PRICE £25,000. OPEN TO OFFER.
NOBLE MANSION, depicted above, finely-timbered park and grounds, stabling, home-farm, buildings, etc., to be **SOLD**, a great bargain. The House contains a magnificent suite of reception rooms of large dimensions, and bedrooms for a large household, bathroom, and suitable offices; the stabling is for eleven horses; there are cottages, range of glass, ornamental lake, beautiful woods, the whole Estate being in a ring fence, and in a good social district; three-and-a-half hours from London. A part of purchase money left at 3 per cent. if desired.—**BATTAM & HEYWOOD**, 72, Duke Street, Grosvenor Square, W.

SUFFOLK (between Ipswich and Manningtree).—Charming old-fashioned **HOUSE** to be **LET** or **SOLD**, with good hall, three reception rooms, eight bedrooms, bathroom; stabling for three; good double cottage; charming old-world grounds of two acres, with ten acres of additional land if required.—**BATTAM & HEYWOOD**, 72, Duke Street, Grosvenor Square, W.

ESTATE OF RATHER OVER 2,000 ACRES.—bringing in a first-class income, for **SALE**, Freehold. Elizabethan **MANSION** on gravel soil, with south aspect; good stabling; farm buildings and cottages; first-class shooting, some fishing; situated one-and-a-half hours from London by express service of trains.—**BATTAM & HEYWOOD**, 72, Duke Street, Grosvenor Square, W.



FARNBOROUGH (near).—To be **SOLD**, or **LET**, for the Summer, the above charming Modern **HOUSE** (south aspect), approached by a drive; square sitting hall, large drawing and dining rooms, good offices, ten bed and dressing rooms, and bathroom; stabling; cottage; glasshouses, beautiful grounds, kitchen garden, paddocks, ten acres in all; sanitary arrangements renewed; water laid on; gas available; sandy and gravel soil; hunting; golf. Freehold, £4,000.—**BATTAM & HEYWOOD**, 72, Duke Street, Grosvenor Square, W.

UNDER AN HOUR FROM TOWN.—Freehold **RESIDENTIAL ESTATE** of 100 acres for **SALE**, with charming **RESIDENCE**, containing oak-paneled hall, four reception and billiard rooms, ten bed and dressing rooms; stabling for four; coachman's dwelling, gardener's cottage, and other buildings. The House will be sold with less land.—**BATTAM & HEYWOOD**, 72, Duke Street, Grosvenor Square, W.



High ground; gravel soil. Fine views.
£12,000 WILL PURCHASE the above fine old **HOUSE**, 50 miles from London, and standing in the centre of a magnificently timbered park, through which it is approached by a drive nearly half-a-mile long. Halls, five reception rooms, good offices, fifteen bed and dressing rooms. Inexpensive but perfectly delightful grounds, park, and woodlands; the whole about 330 acres. More land up to 1,000 acres if desired.—**BATTAM & HEYWOOD**, 72, Duke Street, Grosvenor Square, W.

SUMMER MONTHS.—High ground, two-and-a-half miles from the river.—Handsomely furnished old **HOUSE** with four reception rooms, eighteen bedrooms, bathroom; stabling for six; beautiful grounds and park; shooting; golf.

SUMMER MONTHS.—Fine old Elizabethan **MANSION** in Kent, within easy reach of Town; five reception and billiard rooms, seventeen bedrooms; good stabling; coachman's cottage; lovely grounds and park.

SUMMER MONTHS.—HERTS.—Stately **MANSION**, with accommodation for a large establishment, standing in extensive grounds and park, about 40 minutes from Town.

SUMMER MONTHS.—ASCOT.—Well furnished, moderate-sized **MANSION**, with seventeen bedrooms; stabling; well-kept grounds, lawn, and parklands.

Particulars of the above and many others of **BATTAM** and **HEYWOOD**, 72, Duke Street, Grosvenor Square, W.

RUGBY.—Charming Modern **HOUSE** for **SALE**, approached by a drive; containing three reception, nine bed and dressing rooms, bathroom, good domestic offices; small stabling; tastefully laid-out grounds, tennis and croquet lawns; gravel soil. Bracing and healthy. First-class hunting.—**BATTAM & HEYWOOD**, 72, Duke Street, Grosvenor Square, W.

MESSRS. BATTAM & HEYWOOD,
AUCTIONEERS AND ESTATE AGENTS,
72, DUKE STREET, GROSVENOR SQUARE, W.
Telephone 2169 Gerrard. Telegrams "Surveille, London."

TRESIDDER & CO.13A, Cockspur Street (corner of), Pall Mall, S.W.
Telegrams, "Cornishmen, London." Telephone No. 4797 Gerrard.

GLOS. (on outskirts of large town, exceptional train service to London).—For SALE, Freehold (£2,850), a gentleman's unusually attractive PROPERTY, comprising most picturesque and substantially-built House, covered with clematis and roses; eight good bedrooms, bathroom, three large reception rooms, lounge hall 24 ft. by 18 ft., charming verandah, etc.; stabling, glasshouses, numerous outbuildings, and five acres of old-timbered grounds. The whole property is in perfect repair, and singularly inexpensive to maintain.—Inspection very strongly recommended by the Agents. All particulars on application.—TRESIDDER & CO. (1456)



"Horspath Manor House," near Oxford.

XVIIIth CENTURY RESIDENCE (about four miles from the City).—To be SOLD, Freehold, this quaintly picturesque old stone-built HOUSE, containing ten bedrooms, bathroom, three reception rooms, large hall, with fireplace, stabling, cottages, farmery; finely-timbered grounds and meadow; in all about eleven acres. Inspected and strongly recommended.—Elaborate illustrated particulars of TRESIDDER and Co. (1237.)

XVth CENTURY HOUSE, with glorious grounds, shady lawns, ornamental water, fringed by large willows meadows and venerable oaks; panelled reception rooms, quaint chimney corners; stabling. Lovely situation, south of, and comparatively easy for, London. An ideally picturesque place, Price, Freehold, 3,000 guineas.—Photos. and all further particulars of TRESIDDER & Co. (1421.)

KENTISH COAST (near three golf courses, beautiful views over land and sea).—For immediate SALE, a very attractive Modern HOUSE of old-fashioned design; spacious porch, large outer and inner halls, three large and lofty reception rooms, nine good bedrooms, bathroom, lavatories, etc., capital offices, including servants' hall, etc.; full sized tennis lawn, flower and kitchen garden, well stocked with a variety of trees. Main drainage. The whole Property is in perfect order. Price £2,750 (reasonable offers considered).—Full particulars and photos. of TRESIDDER & Co. (910.)

SUSSEX HILLS (not far from Eastbourne, high up, with very beautiful views).—For immediate SALE (price only £4,000), a gentleman's most attractive and well-built medium-sized HOUSE, with long, well-wooded drive, entrance lodges, stabling, outbuildings, and 26 acres of delightful gardens, woodland, and pasture. Personally inspected; strongly recommended.—For full particulars, plan, and photos., apply Sole Agents, TRESIDDER & Co., 13A Cockspur Street, S.W. (493.)

GENUINE OLD MANOR HOUSE, with 33 acres finely timbered gardens and lands, and ideally picturesque COTTAGE. Price £6,500. Larger area available. House was restored a few years ago by an eminent architect, and contains some handsome oak panelling and old-fashioned opened fireplaces; eleven good bedrooms, bathroom, four large reception rooms, hall 21 ft. by 14 ft. with oak beams and inglenook; first-rate stabling for four, outbuildings, etc. Inspected.—Photos. and particulars of Sole Agents, TRESIDDER & Co. (464.)

ESTATE OF 34 ACRES, including a gentleman's most picturesque HOUSE (Tudor architecture), massively built of stone, for SALE; a very exceptional bargain; in one of the most lovely parts of Sussex, only an hour's run from London; eleven bedrooms, spacious hall; capital stabling and farm-premises, two pretty cottages, etc.; old, grandly-timbered, walled gardens and grounds. Inspected and thoroughly recommended; no tithe or land tax; station two miles.—Particulars and photos. of TRESIDDER & Co. (647.)

"Mount Tavy," Worcester Park, Surrey.

VERY ATTRACTIVE GOTHIC-BUILT HOUSE and two acres of delightful grounds, with excellent stabling, glasshouses, outbuildings, etc. For SALE, by Private Treaty, at an exceedingly low price, and if not so disposed of, will be SOLD by AUCTION, on the 16th July next, at the Mart, E.C.—For elaborate particulars, photos., and plan, apply to Messrs. TRESIDDER & Co., Estate Agents and Auctioneers, 13A, Cockspur Street, S.W. (1425.)

WELWYN AND WHEATHAMPSTEAD (exceptional circumstances only cause of Sale).—Ideal gentleman's COTTAGE RESIDENCE, old-fashioned and very picturesque; charming hall with oak staircase, ten bedrooms, bathroom, and three reception rooms; stabling and groom's room; lovely grounds and a small meadow, in all three acres; village, church, post-office, half-a-mile. Freehold, £3,000.—Strongly recommended by the Agents, TRESIDDER & Co. (1403.)



CHESHIRE.—For SALE, immediately, by order of the Executors, this very attractive Modern COUNTRY HOUSE, in perfect order; contains eight bedrooms, bathroom, three reception rooms; and surrounded by lovely old grounds and rich grassland, in all 23 acres, with stabling, glasshouses, outbuildings, cottage. Price for House, stabling, etc., and eleven-and-a-half acres only £3,000. Exceptional bargain; personally inspected.—Full particulars and photos. of Sole Agents, TRESIDDER & Co. (1017.)

TRESIDDER & CO., 13A, Cockspur Street, S.W.

BRACKETT AND SONS.

By order of the Executors of the late C. J. Leaf, Esq. For SALE by Public Auction, at the Mart, Tokenhouse Yard, E.C., on Wednesday, 8th July, 1903, at 2 p.m.



BEECHWOOD, TUNBRIDGE WELLS.—Valuable Freehold ESTATE.

BEECHWOOD, TUNBRIDGE WELLS. is magnificently situated on the south slope of the renowned PEMBURY SANDSTONE RIDGE.

BEECHWOOD, TUNBRIDGE WELLS. is 50 ft. above sea level, a mile and a quarter from Tunbridge Wells Station (Cannon Street in 48 minutes).

BEECHWOOD, TUNBRIDGE WELLS.—The Mansion is in Italian style, with tower, constructed by the previous owner without regard to cost.



BEECHWOOD, TUNBRIDGE WELLS.—The Mansion contains five lofty reception rooms, seventeen bed and dressing rooms, and very complete domestic offices; conservatory; laundry.

BEECHWOOD, TUNBRIDGE WELLS.—Excellent modern stabling for seven horses, three coach-houses, coachman's dwelling.

BEECHWOOD, TUNBRIDGE WELLS.—Two entrance lodges, and pretty carriage drives through a STATELY AVENUE of deodars.



BEECHWOOD, TUNBRIDGE WELLS.—Magnificently-timbered GROUNDS, including a handsome stone terrace, 120 ft. in length. Italian garden, lawns, walled-in kitchen gardens, and extensive glasshouses.

BEECHWOOD, TUNBRIDGE WELLS.—Rich PARKLANDS, belted and studded with shrubs and grand old timber; charming woods.

BEECHWOOD, TUNBRIDGE WELLS.—On an outlying portion of the Estate is an unusually complete MODEL FARMERY, and there are four Model Cottages.

BEECHWOOD, TUNBRIDGE WELLS.—Illustrated Particulars and conditions of Sale with Plan, may be obtained of Messrs. C. W. DOMMETT & SON, Solicitors, 46, Gresham Street, London, E.C.; and at the Offices of the Auctioneers, BRACKETT & SONS, as below.

Telephones:

Tunbridge Wells, No. 23
National.

London: No. 4634 Gerrard. 27 & 29, HIGH STREET, TUNBRIDGE WELLS, AND
34, RAVEN STREET, CHARING CROSS, W.C.

BRACKETT AND SONS,

Estate Agents and Auctioneers.

Telegrams:

"Bracketts, Tunbridge
Wells."

"Bracketts, London."



TEN MILES FROM EASTBOURNE.

THE BUNGALOW, WALDRON, SUSSEX.—This charming little Freehold PROPERTY, comprising a Modern BUNGALOW RESIDENCE, containing dining room (oak-timbered), drawing room, morning room, conservatory, ground floor offices, four bedrooms and dressing room. Grounds of one acre-and-a-half, including lawn, meadow, and copse. Possession on completion of the purchase. To be SOLD at Eastbourne, 25th June next.—Vendor's Solicitor, J. M. HASLIP, Esq., 6, Martin's Lane, E.C. Illustrated particulars at BRACKETT & SONS' Offices, as above.



66 ACRES AT WADHURST, SUSSEX (one-and-a-half miles from station, and 63 minutes from London, five-and-a-half miles from Tunbridge Wells).—Charming and important SMALL FREEHOLD ESTATE, "Wick House," Wadhurst, with comfortable Residence, standing on sand-rock, on a beautiful south-east slope; stabling, farm-buildings, cottage; beautifully undulating pleasure grounds, kitchen gardens, orchards, rich pasture, arable, and some woodland; in all about 66a. 2r. 7p. The Property is intersected and bounded for a considerable distance by a small trout stream.—Messrs. BRACKETT & SONS will SELL the foregoing at the Mart, on Wednesday, 8th July, 1903, at 2 p.m.—Particulars and conditions at BRACKETT & SONS' Offices, as above.



EAST GRINSTEAD, SUSSEX (400 ft. above sea level, commanding magnificent views over Ashdown Forest).—The pretty CREEPER-CLAD GABLED RESIDENCE (Freehold), known as "Rocklands" (three reception rooms, six bedrooms, bathroom, two attics); well-arranged stabling, glasshouses, beautifully-shrubbed gardens, paddock; in all upwards of an acre-and-a-half.—Messrs. BRACKETT & SONS will SELL the foregoing at the Mart, on Wednesday, 8th July, 1903.—Particulars and conditions of Sale at BRACKETT & SONS' Offices, as above.

By order of Executors.

TUNBRIDGE WELLS.—Delightfully-situated 400 ft. above sea level, on an outcrop of sandstone rock. The handsome detached RED-BRICK GOTHIC HOUSE, known as "Rockdale," containing four reception rooms, conservatory, eight bedrooms, dressing room, and ample domestic offices; stabling and coachman's dwelling; pretty terraced garden with lawn and delightfully shady walks, laid-out along a range of rock. The Freehold to be SOLD, at "Rockdale," Tunbridge Wells, prior to the Sale of the Furniture, on Tuesday, 30th June.—Further particulars will be published in due course, and may, when ready, be obtained at BRACKETT & SONS' Offices, as below.

FACING THE SOLENT.

SEA VIEW, ISLE OF WIGHT.—A small plot of FREEHOLD LAND, especially suitable for the erection of a seaside Bungalow, as it immediately faces and abuts on the seashore; long frontages. The Freehold to be SOLD; a bargain.—Particulars at BRACKETT & SONS' Offices, as below.

ON THE BORDERS OF KENT AND SUSSEX.

—A picturesque MANOR HOUSE, standing high on sandstone and gravel, with eleven acres of charming old timbered grounds; lodge entrance; four reception rooms (one with organ), ten bed and dressing rooms, etc.; stable for four horses, cottages, glasshouses, farm-buildings, etc. Modern drainage. To be LET, Unfurnished.—Further particulars at BRACKETT & SONS' Offices, as above. (Fo. 4820.)

ILLUSTRATED REGISTER OF ESTATES AND HOUSES in the Tunbridge Wells District and in the Counties of Kent, Surrey and Sussex, may be obtained at the Offices of

MESSRS. HEDGER & MIXER,
LAND AGENTS AND AUCTIONEERS,
44, CHARING CROSS, WHITEHALL, S.W.



OVERLOOKING THE ENGLISH CHANNEL.
500ft. above sea, two hours from Town.—This charming RESIDENCE, erected regardless of cost; sixteen bedrooms, eight reception rooms; stabling; fourteen acres of grounds. For SALE; price low.—Messrs. HEDGER & MIXER, 44, Charing Cross, S.W.

£2,800 (North Cornwall).—A beautiful COUNTRY HOUSE, in 22 acres; thirteen bed and dressing rooms, bathroom, four reception rooms; stabling for six; walled kitchen gardens.—Messrs. HEDGER & MIXER, 44, Charing Cross, S.W.

A DELIGHTFUL little COUNTRY HOUSE, near Glastonbury; eight bedrooms, bathroom, good hall, four large reception rooms; stabling; pretty grounds and parkland, about ten acres. £2,200.—Messrs. HEDGER & MIXER, 44, Charing Cross, S.W.

3,000 GUINEAS (one hour north of London).—A detached RESIDENCE; fifteen bedrooms, dressing room, bathroom, spacious entrance hall, three large reception rooms, capital offices; pretty pleasure grounds, about two acres.—Messrs. HEDGER & MIXER, 44, Charing Cross, S.W.

TO YACHTSMEN AND OTHERS.—SOUTH COAST.—A charming little COUNTRY HOUSE; eight bedrooms, three reception rooms; stabling; beautifully-landed grounds, etc., 22 acres. Freehold, 3,000 guineas.—Messrs. HEDGER & MIXER, 44, Charing Cross, S.W.

MINEHEAD (Somerset).—A stone-built COUNTRY HOUSE, commanding grand views of the Bristol Channel and Welsh Coast; twelve bedrooms, three reception rooms; stabling; grounds two acres. £4,000.—Messrs. HEDGER & MIXER, 44, Charing Cross, S.W.

£2,200 (Stowmarket, near).—A delightfully-situated Bijou RESIDENCE; five bedrooms, bathroom, three good reception rooms; stabling; beautiful pleasure grounds, prolific orchards, paddock, etc.; nearly 10 acres. Freehold.—Messrs. HEDGER & MIXER, 44, Charing Cross, S.W.

BEACONSFIELD (2½ miles from London).—Furnished HOUSE to LET for five weeks from August 1st; ten bed, four sitting rooms, bath (h. and c.); gas; Company's water; latest sanitation; bracing climate; gravel soil; beautiful walled shady garden (one-and-a-half acres); tennis lawn, cricket, golf quite close; pretty neighbourhood; church, post, telegraph near; 6 guineas per week.—"Marcon," c/o COUNTRY LIFE Office, 20, Tavistock Street, Covent Garden, W.C.

HOUSE TO LET, July, August, September, or part. Three reception, seven bedrooms, bathroom (h. and c.); incandescent gas; stands alone in nice grounds; good kitchen garden, and stabling (three horses); near rail and town, Worcestershire.—Apply "N. Y. Z.," c/o COUNTRY LIFE, 20, Tavistock Street, Covent Garden, W.C.

MARLOW (a few yards from Bridge on Bisham side).—Freehold, newly-erected HOUSE for SALE; beautiful views of river and woods; two reception rooms, square hall opening on to verandah, five bedrooms, bathroom, servants' offices on ground floor. Price £1,800.—Apply ELLIOTT, SON and BOYTON, 6, Vere Street, W.

SUSSEX (Pulborough).—To LET, Unfurnished, at once, COUNTRY RESIDENCE; splendid elevated position, grand views; good hunting, fishing and boating near; with garden and stabling; contains three reception rooms, seven bedrooms, w.c., good offices. Rent £70 per annum.—Apply DEATH, SON & TOMPKINS, Surveyors and Land Agents, Pulborough, Sussex.

THAME (Oxon); a few minutes' walk from the station).—A superior COUNTRY RESIDENCE to be LET, well fitted throughout, and containing four reception rooms, excellent domestic offices, seven bed and dressing rooms, bath; garden, exceptionally good stabling. In the centre of a grand hunting and sporting district. Moderate rent. Full particulars of Messrs. BOND & BURROWS, Land Agents, Thame.

ON THE BANKS OF THE WYE.—Furnished HOUSE, standing in own grounds; three reception, nine bed and dressing rooms, bathroom (h. and c.), good offices; stabling for six; mile from station on main line. For July or August. Rent £8 8s. a week.—Apply FERAME WATKINS, Estate Agent, Ross.

TO BE LET, well furnished HOUSE within a few minutes' walk of three stations, with good service of trains for both City and West End, either of which can be reached in fourteen minutes, and close to Dulwich College; containing eight good rooms, bath room (h. and c.), and w.c. offices; very low rent will be accepted from a good tenant.—Further particulars and cards to view, of PHIBBS, GINSON & Co., Auctioneers, Herne Hill.

BETWEEN SEVENOAKS AND MAIDSTONE (in a truly superb position, nearly 400ft. above sea level, one hour from London, one-and-a-quarter miles from station, close to church, shops, post, doctor).—A delightful Freehold Modern RESIDENCE designed by eminent architect, most substantially built, facing south-east, and absolutely in the country; contains on two floors, seven bed and dressing rooms, bathroom, dining room opening on to verandah, charming drawing room, morning room, fine lounge hall, with handsome well-lighted staircase, well-arranged domestic offices, secondary staircase, box and linen rooms, two lavatories, three w.c.'s, etc.; gas, electric bells, and excellent service of hot and cold water throughout the house. Grounds nearly five acres, comprising flower garden with tennis and croquet lawn, large kitchen garden, orchard and meadow, two greenhouses, picturesque lodge, and excellent stabling for three. The house can be recommended as perfect in design and construction, sanitary arrangements faultless. No agents. Price and photos, address, "Kent," c/o Poot's, 93, Fleet Street, E.C.

WILSON & GRAY,
17, North Audley Street, Grosvenor Square, W.
Telephone No. 6852 Gerrard.

2,000 Acres of Shooting. Fishing. Private Golf Links.



25 GUINEAS A WEEK, for August and September (October if required).—The above lovely old modernised MANSION, splendidly furnished, and containing 21 bedrooms, two bathrooms, five reception rooms, fine billiard room, etc.; stabling for ten; lodge; splendid park with nine-hole golf course, exquisite grounds. The shooting and four miles of fishing included.—Highly recommended by the Agents, WILSON & GRAY, as above.

A beautiful Georgian Mansion, with noble Park and Grounds. One hour from London.

IN THE COUNTY OF HERTS.—To be SOLD, an exceedingly choice RESIDENTIAL ESTATE, comprising a handsome and imposing Mansion in perfect structural and decorative repair, seated in magnificently timbered grounds and park of upwards of 50 acres having established rookery and private golf links. It is approached by a drive with lodge at entrance, and briefly contains sixteen bed, dressing and bath rooms, elegant suite of reception rooms, grand and exceptionally spacious billiard room, lovely music salon, and every domestic convenience; gas and ample water supply; latest sanitary arrangements; extensive stabling, farmery, etc.—Price and full details from the Agents (who strongly recommend the Estate), WILSON & GRAY, as above.

An ideal position for the Summer Months (July, August, and September; June if required).

CAVERSHAM (two-and-a-half miles from station, whence London is reached by an exceptionally good service of trains in less than the hour).—A beautiful RESIDENCE occupying an unrivalled position in this notoriously lovely district; it stands secluded in a charming park, and contains, briefly, fifteen bed and dressing rooms, bathroom, four reception rooms, billiard room, and complete offices; telephone; stabling for four horses, and the usual additions; cottage; the delightful and beautifully shady grounds include large lawns for croquet and tennis, flower and kitchen gardens, all being in perfect order; included is a small shooting of about 300 acres, which for its size affords capital sport.—Rent and full particulars from WILSON & GRAY, as above.

£2,750.—A BEAUTIFUL DEVONSHIRE HOME.—Six bed, bath, three receptions; stabling; two cottages; beautiful gardens and grounds of ten acres.—Agents, WILSON & GRAY, as above.

£1,500.—PRETTY LITTLE DORSET SHIRE PROPERTY.—Six bed and dressings four receptions; stabling; cottage; six acres of gardens, orchard, and meadows.—Agents, WILSON & GRAY, as above.

RIPON, BOSWELL & WHITAKER,
LAND AGENTS, SURVEYORS & AUCTIONEERS,
Tel. No. 20, QUEEN STREET, EXETER.
Illustrated Register of Properties in S.W. Counties free on application, by post threepence.

BETWEEN FALMOUTH AND TRURO (in a lovely district, and close to a good yachting harbour).—A Gentleman's RESIDENTIAL ESTATE, with about 3½ acres of land, including beautifully-timbered and shrubbed gardens, and grounds, and plantations, inexpensive to maintain; four reception, ballroom, fifteen bed and dressing rooms, two baths, etc.; farmery, and trout stream. Price £5,500.—Photos, etc., of RIPON, BOSWELL & WHITAKER, Exeter.

SOMERSET (eight miles from Bath).—Comfortable stone-built, and Freehold COUNTRY HOUSE, in own grounds of about three acres; large entrance hall, three reception, billiard room, eleven bedrooms, bath; stabling for three; tennis lawn, walled garden, and greenhouse. Price £1,800. Rent £90. Additional land can be rented.—Photos, etc., of RIPON, BOSWELL & WHITAKER, Exeter.

SOUTH DEVON COAST (Budleigh Salterton).—An attractive modern-built Freehold detached RESIDENCE, in magnificent situation, with grand sea and land views, and near splendid golf links; three reception, six bed and dressing rooms, bath, conservatory, tennis lawn, and large garden. Price £1,500. Rent, Unfurnished, £105. Furnished by arrangement. Photo, etc., of RIPON, BOSWELL & WHITAKER, Exeter.

NORTH DEVON.—1,800 acres of Shooting, four miles of salmon and trout fishing, and commodious old-fashioned COUNTRY RESIDENCE, with three or twenty acres. Rent £250.—Full particulars of RIPON, BOSWELL & WHITAKER, Exeter.

LEICESTERSHIRE.—Valuable Freehold PROPERTY comprising a capital HUNTING BOX, with stabling for sixteen horses, with possession, and three enclosures of good feeding land, containing in all nearly 35 acres.—Messrs.

G. A. WILKINSON & SON will SELL by AUCTION (at the Mart, on Friday, June 26th, at 1 precisely, the valuable Freehold Property, known as "Glenn House," beautifully situated in the parish of Great Glenn, about seven miles from Leicester, eight from Market Harborough, and one-and-a-half and two-and-a-half miles respectively from the Great Glenn and Kibworth Stations on the Midland Railway. It comprises a capital Hunting Box (for many years in the occupation of the Duchess of Hamilton), within reach of the meets of Mr. Fernie's, the Pitychley (Wednesday), Quorn, and Cottesmore Hounds, and contains twelve bedrooms, bathroom, four reception rooms, and domestic offices, with pleasure and kitchen gardens; stabling for sixteen horses, and three enclosures of good feeding land, containing in all about 35 acres.—Particulars, with plan, may be obtained of Messrs. BUDD, JOHNSONS & JECKS, Solicitors, 24, Abchurch Lane; and, with orders to view, of the Auctioneers, 7, Poultry, London.

INVESTMENT OR OCCUPATION.

GENTLEMAN wanting to return to England from active control of lucrative business, with fine possibilities of extension, in Southern California (city of 120,000 inhabitants), desires to sell his two-thirds Share, amounting to about £10,000 of the Company. Special climate for lung affections, or those desiring dry climates. An exchange for property in England might be arranged.—Principals or their Solicitors only apply to BIGGS-ROCHE, SAWYER & Co., 24, Lincoln's Inn Fields, London, W.C.

MESSRS. HAMNETT & CO.,
AUCTIONEERS AND LAND AGENTS,
55, Pall Mall (opposite Marlborough House), S.W.



WEST SUFFOLK.—A very valuable and well-known RESIDENTIAL AND SPORTING ESTATE, comprising an exceedingly well-built and designed Mansion of most picturesque appearance, fitted with every modern convenience, including the installation of electric light, and surrounded by the most charming pleasure grounds and gardens, and a fine well-timbered park of considerable extent and diversified character, together with the remunerative estate and farmlands, nearly all let to good tenants, and extending altogether to an area of about 3,750 acres, producing a sound annual income, and affording some of the best shooting in the county. For SALE by Private Treaty.—Messrs. HAMNETT & Co., 55, Pall Mall (opposite Marlborough House), S.W.



Gentleman's House, Park 100 acres, 450ft. above sea level.
SURREY AND SUSSEX BORDERS.—A very beautiful HOUSE, largely panelled in oak, quite sheltered from the north and east, but to the south and west commanding some very fine views; charming but inexpensive gardens, well timbered and shrubbed; model stabling; home farm with all necessary buildings, and over 200 acres of park-like grassland; the whole Property is in perfect order, and the price a little more than half the original cost. Within easy reach of two stations, and near church, post, and telegraph office.—Agents, Messrs. HAMNETT & Co., 55, Pall Mall (opposite Marlborough House), S.W.



BETWEEN TROWBRIDGE AND DEVIZES, and two-and-a-half hours from London.—The above charming RESIDENCE to be LET, Furnished; four reception rooms, large hall, with minstrel gallery, six bed and dressing rooms; stabling, and nice gardens, nearly an acre in all, with additional land, if required.—Apply HAMNETT & Co., 55, Pall Mall (opposite Marlborough House), S.W.

Close to a celebrated yachting anchorage, with views over the English Channel.

TO BE SOLD, a well-built, old-fashioned RESIDENCE, containing about seventeen bedrooms, and handsome entertaining rooms, standing amidst beautiful gardens and grounds, in a small, well-timbered park; a charming Property, such as is always in demand, but rarely to be found. Messrs. HAMNETT & Co., 55, Pall Mall (opposite Marlborough House), S.W.

HAMPSHIRE.—For SALE, an historical MANSION, containing seven reception rooms, and about 25 bedrooms, standing in a well-timbered park of nearly 100 acres in extent, through which it is approached through a fine avenue of trees. The estate extends to over 500 acres in all, and produces a good annual income; near to an important station, less than two hours from Town by excellent trains.—Messrs. HAMNETT & Co., 55, Pall Mall (opposite Marlborough House), S.W.

CLOSE TO THE HOG'S BACK.
GUILDFORD AND GODALMING DISTRICT.—For SALE, a really nice PROPERTY of moderate size, comprising a beautiful House, built under one of the most noted architects of the day; charming gardens, laid out by a landscape gardener, and what amounts to a small park, retaining many of the features of the original pine woods which abound in the neighbourhood; soil greensand. Although near a small village and plenty of nice people living near, the Property is entirely secluded, with no possibility of building on the outskirts.—Messrs. HAMNETT & Co., 55, Pall Mall (opposite Marlborough House), S.W.

WANTED TO PURCHASE, convenient to a station on the Great Western line, preferably in Dorset or Wiltshire, and in the Blackmore Vale in particular, an old-fashioned HOUSE and grounds up to about £10,000 or £12,000 in value. Twelve bedrooms would be required in the House, which must be of an attractive character, with pleasant gardens and surroundings. Land beyond anything in the nature of a small park or grassland attached to the House would not be required, and as the purchase will be made with trustee funds, and any extensive alterations or repairs are out of the question, the Property must be in fairly good order.—Messrs. HAMNETT & Co., 55, Pall Mall (opposite Marlborough House), S.W.

MESSRS. HAMNETT & CO.,
AUCTIONEERS AND LAND AGENTS,
55, Pall Mall (opposite Marlborough House), S.W.

MELLERSH & HARDING,
AUCTIONEERS & ESTATE AGENTS.
Offices: 4, Bennett Street, St. James's Street, Piccadilly, S.W.
Telephone 5477 Gerrard.

EPSOM (in a breezy position near the Downs, on high ground).—To be LET or SOLD, attractive modern RESIDENCE, standing in nearly three acres of matured grounds and gardens; ten bed and dressing, bath, three reception, excellent offices; tennis lawn, kitchen garden, etc. Rent £150 per annum.—MELLERSH & HARDING, as above.



NORFOLK (near Cromer, in a charming position in this favourite neighbourhood; station half-a-mile).—The above lovely old RESIDENCE for SALE; nine bed and dressing, bath, four reception, excellent offices; capital stabling for five, and lovely old-world grounds of nearly three acres, kitchen garden with glass. Exceptional educational advantages. Price £3,500 guineas.—MELLERSH & HARDING, as above.



AN IDEAL RIVERSIDE PROPERTY, in a very secluded position on banks of stream, joining the Thames at a very favourite spot.—For SALE, the above charming old RESIDENCE, standing in grounds of nearly ten acres, and containing ten bed and dressing, bath, three reception, good offices; stabling for four; the grounds are laid out in pleasure and kitchen gardens, orchard, paddock, etc. Price £5,200. Inspected.—MELLERSH & HARDING, as above.



WEYBRIDGE DISTRICT (in a charming position, gravel soil; station one-and-a-quarter miles).—For SALE, old-fashioned RESIDENCE; ten bed, bath, five reception, excellent stabling; and charmingly matured and laid out grounds of nearly three acres; gardener's cottage; good hunting and boating; golf links near. Price £3,750.—MELLERSH and HARDING, as above.



QUAINT AND PICTURESQUE OLD COUNTRY RESIDENCE, in a favourite part of Surrey, on sand and gravel; high position; London under 30 miles; eleven bed, bath, four reception, conservatory; fine stabling; lovely old-world grounds of nearly three acres; tennis lawn, kitchen garden, etc. Price £5,000. Set of photos.—MELLERSH and HARDING, as above.

HANTS (within a mile of two stations, London 35 miles; on gravel and sand; in a bright sunny position).—For SALE, gentleman's RESIDENCE, in grounds of nearly twelve acres; eleven bed and dressing, bath, four reception; stabling for three, coachman's cottage; beautiful pleasure and flower gardens, kitchen garden, paddock, etc.—MELLERSH & HARDING, as above.

MELLERSH & HARDING,
ESTATE AGENTS,
Bennett House, 4, Bennett Street, St. James's.

CASTIGLIONE & GIBBINGS,
CARLISLE.

SHOOTINGS AND FISHERIES TO LET FOR 1903.

500 GOOD ESTATES for SALE and to LET in various parts of Scotland. Register free on application.

CUMBERLAND.—To LET, Furnished, a splendid MANSION, surrounded by well laid-out grounds, situated in a rich vale, well-wooded with ancient timber, commanding beautiful views of the deer park and the surrounding country, with the mountains in the distance. On the ground floor there is an entrance hall, central hall with grand staircase, well-lighted from the roof; drawing room, dining room, smoke room, morning room, cloak room, lavatory, and deer room. First floor: music room with enclosed verandah, and ten principal bedrooms and dressing rooms, housekeeper's room, butler's pantry, servants' hall, kitchens, laundry and every domestic convenience. Stabling for nine horses, coach-house, harness room, etc. The pleasure grounds extend to about two acres, and the Beech walk is about half-a-mile long. There are two summer-houses. The kitchen gardens extend to about two acres, including about 200 yds. of fenced fruit wall, with trees on each side. The sporting includes over upwards of 3,000 acres; a grand range of partridge ground, with extensive coverts for pheasants, hares, rabbits, etc. There is a lake two acres in extent in the deer park, and also good trout fishing in a small river (exclusive right for about two miles). Rent £350 a year. (1206.)

PEEBLES-SHIRE.—For SALE, MANSION and 436 acres; a most desirable Property. Price about £25,000. (1210.)

DUMBARTONSHIRE.—To LET, Baronial MANSION and 300 acres of excellent low ground shooting. Rent £400. (1206.)

BERWICKSHIRE.—SHOOTING and FISHING to LET. Shooting over 2,200 acres, of usual low ground character; two miles from railway station. Rent, including keeper, £150. Fishing for about a mile on the Tweed, rent £75, or offer. The shooting and fishing will be let either separately or together. (1202.)

CAITHNESS-SHIRE.—Shootings and Fishings from £60 to £1,250 for season. Particulars on application.

HADDINGTONSHIRE.—Furnished MANSION, to LET for Summer months, containing six reception rooms, thirteen bedrooms, besides ample servants' accommodation; stables and coach-house, and coachman's house. One mile from railway station. Good water supply; drainage in first-class order. Six first-class golf courses in the immediate vicinity. Rent for June, July, August, and September, £350. (1201.)

INVERNESS-SHIRE.—Mansions, Castles, Deer Forests, Grouse Moors, mixed Shootings, and Fishings, to Let. Rent from £50 to £1,300 for the season. Particulars on application.

KIRKCUDBRIGHTSHIRE.—£600 a year.—MANSION and 6,000 acres of good grouse and low ground shooting. Six miles salmon and trout fishing. (834.)

PEEBLES-SHIRE.—Furnished MANSION, containing seven large reception rooms, billiard room, nurseries, twelve principal bedrooms, nine servants' bedrooms, and the usual offices; stabling for ten horses. 23 acres of pleasure grounds, good gardens. Railway station one mile. Low ground shooting over upwards of 2,000 acres. Good fishing in the River Tweed. (1204.)

PERTHSHIRE.—Furnished MANSION to LET, containing eight reception rooms, chapel, fourteen bed and dressing rooms, besides servants' rooms, and other accommodation necessary for a large establishment. The House stands in the midst of lovely grounds, and is surrounded by finely wooded and well laid-out policies of large extent. Shooting over 4,400 acres; 500 partridges, 700 pheasants, seven roe deer, and about 5,000 rabbits, besides other game. Post office at entrance gate; telegraph office two miles, railway station six miles. Rent £800 a year. (1203.)

PERTHSHIRE.—MANSION, containing five reception rooms, nineteen bed and dressing rooms, and moor and low ground shooting over 2,400 acres, to LET on Lease, or for one year or for season; 500 grouse, 100 pheasants, and various other game. Salmon fishing three days a week in the River Tay. In addition to the Mansion, there is a lodge close to, containing two reception rooms, six bedrooms, usual offices, and stabling. Post, telegraph office, and railway station three-quarters of a mile. Rent £850 a year. (1200.)

ROXBURGHSHIRE.—2,000 acres of LOW GROUND SHOOTING to LET. 600 partridges, besides other game. Good hotel accommodation in village close to shoot; four miles from railway station. Rent £200, including keeper's wages. (1205.)

ROSS-SHIRE.—Mansions, Shootings, and Fishings to Let, at rents varying from £50 to £1,600 for season. Particulars on application.

WIGTOWNSHIRE.—£400 for season.—Magnificent MANSION, and 1,100 acres of mixed shooting. (633.)

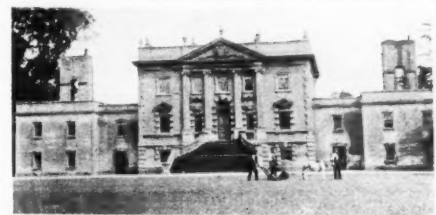
THE SCOTCH AND ENGLISH ESTATES
REGISTER free on application to—

CASTIGLIONE & GIBBINGS,
LAND AND SPORTING AGENTS, CARLISLE.

MESSRS. YOUNG & GILLING
(Established a Century),
LAND AND ESTATE AGENTS,
CHELTENHAM.
Telegrams: "Gillings, Cheltenham."
Telephone 120

REGISTERS OF PROPERTY

(50th year of Publication).
No. 1.—(Town). CHELTENHAM and district.
No. 2.—(Country). GLOUCESTERSHIRE, Western and adjoining counties. The above contain particulars of Residential, Agricultural and Sporting Estates, Furnished and Unfurnished Residences, comprising all the best available properties in the various districts, copies of which will be forwarded for two stamps.



BERKELEY AND BADMINTON COUNTRY (Glos., in the heart of).—To be LET, partially furnished, from September next, the above well-known MANSION HOUSE, of handsome and important elevation. Four reception rooms, about 20 bedrooms; excellent stabling; gravel soil, old-fashioned gardens and grounds; shooting over nearly 2,000 acres. Rent £400 a year.—YOUNG & GILLING, as above. (1659-2.)

Furnished till March, 1904, or for less period. 2,500 acres Shooting; two miles Trout Fishing.
SHROPSHIRE (well-known Sporting Country, high and bracing position).—To LET, Furnished, the picturesque Queen Anne RESIDENCE, containing five reception rooms, sixteen bedrooms, bath; stabling for six; about 20 acres grass; two cottages; water by gravitation; lovely grounds and gardens. Recommended.—YOUNG & GILLING, as above. (1865-2.)



First-class Residence, and model farm, in all fifteen acres.
CHELTENHAM (the garden town of England), charming residential district, with educational, social, and other advantages.—To be SOLD at a moderate price, above most delightful property on outskirts of town in best position; four reception rooms, thirteen bedrooms, bathroom; perfect sanitation; beautiful gardens and grounds, conservatory, stabling; small model farm, in all about fifteen acres. A most enjoyable property, in perfect order, complete in every respect, and inexpensive to maintain.—YOUNG & GILLING, as above.



GLOUCESTERSHIRE (lovely Dursley district, amidst charming sylvan surroundings).—To LET, Furnished, for any length of time, immediate occupation, above picturesque ivy-covered James I. MANOR HOUSE, magnificent views. Three sitting rooms, mostly panelled, nine bedrooms and dressing room, two staircases (one of carved oak); stabling for seven, with men's accommodation; lovely grounds, lawns, and about six acres pasture. Fitzhardinge and Beaufort Hounds. Golf. Good order throughout. Station near. Rent about £225 a year, or for short time by arrangement. Recommended.—Apply Mr. F. W. Fry, Estate Agent, Wotton-under-Edge, Glos., and YOUNG & GILLING, as above. (1859-2.)

CIRENCESTER DISTRICT, lovely country.—To LET, old stone-built COUNTRY HOUSE or SHOOTING BOX, with stabling for five. Unfurnished, £50 per annum; with it might be rented some of the best shooting in the neighbourhood, over about 3,000 acres.—YOUNG & GILLING, as above.

ON THE HIGH GROUND, between Stow-on-the-Wold and Cheltenham.—To be SOLD, a picturesque Modernized MANOR HOUSE, with three reception rooms, eight bedrooms, bathroom, and 130 acres of land (might be SOLD with less). One of the most favourite parts of Gloucestershire, and near station. Good sporting district, with hunting, shooting, and trout fishing. Price £6,500.—YOUNG & GILLING, as above.

ON HIGH GROUND (romantic situation, near Wye Valley).—For SALE, a RESIDENTIAL ESTATE of about 150 acres; Elizabethan medium-sized Mansion, perfect order, electric light; lovely grounds; cottages; trout stream, shooting, hunting; home farm; station one mile. Photograph.—YOUNG & GILLING, as above.

ON THE COTSWOLDS (in lovely Bourton-on-the-Water district; nearly one mile excellent trout fishing, one rod; high, bracing and healthy country).—Furnished for July, August and September, or less, comfortable RECTORY HOUSE; three reception rooms, seven bedrooms, bathroom (b. and c.); stabling for four, tennis lawn; station five minutes, Paddington two-and-a-quarter hours. Rent 8 guineas to 10 guineas a week, according to time, including gardener and produce.—YOUNG & GILLING, as above. (1866-2.)

MESSRS. YOUNG & GILLING,
SURVEYORS & AUCTIONEERS,
CHELTENHAM.

MESSRS. EDMUND SMITH & CO.,
Landed Estate Agents, Surveyors and Auctioneers.
39, King Street (Corner of), St. James's Square, London, S.W.
Telephone No. 5499 Gerrard.



SURREY (40 minutes from London, near Fairmile and the Crown Woods, in a very beautiful and open situation).—An attractive Family RESIDENCE, approached by carriage drive, and having three reception, fine billiard, entrance hall open to roof with gallery, bath, nine bedrooms, etc.; stabling; lovely grounds, meadowland, and private boating, with romantic surroundings. Rates and taxes £30. 4.100 guineas. Series of photos.—EDMUND SMITH & Co., 39, King Street, St. James's Square, S.W.

GENUINE OLD MANOR HOUSE (favourite Southern Home County, one-and-a-quarter hours from London), together with parklands, lodge, stabling, cottages, etc. The House has some fine old oak beams, panelling, inglenooks, galleries, and numerous distinctive features, and is offered a bargain. Photos.

MAIDENHEAD (commanding superb views, and only a short distance from the most romantic spot on the river).—A charming small Family RESIDENCE, with lovely grounds, paddocks, lodge, and numerous amenities, to be SOLD for about £6,500, or offer, or with less land.—Sole Agents, EDMUND SMITH & Co., 39, King Street, St. James's Square, S.W.

SUSSEX (about an hour from London).—A very attractive stone-built Family RESIDENCE, containing some excellent reception, bath, ten bedrooms; stabling, cottages, and 30 acres of park; partly bounded by trout stream, £6,000.—EDMUND SMITH & Co., 39, King Street, St. James's Square, S.W.



VIEW, LOOKING FROM HOUSE.
FURNISHED FOR A YEAR.

HOLMBURY ST. MARY.—In this favourite residential district, standing very high, but sheltered and commanding extensive views. Small but picturesque RESIDENCE, approached by a carriage drive, and standing in most beautiful and well-timbered grounds of several acres; two sitting rooms, five bed and dressing rooms (10 bed); stabling for two, man's room, and possible studio. Early possession. Rent £225, including gardener's wages.—Fuller particulars of the Agent, ARTHUR E. CROWE, opposite the Junction Station, Guildford.

FOR THE SUMMER. one hour from Town, standing high, rural retreat, a pretty COTTAGE RESIDENCE in four acres of well-timbered grounds; tennis; three reception, nine bedrooms, bath; stabling two. Rent 7½ guineas per week.—Apply ARTHUR E. CROWE, as below.

TO BE SOLD OR LET.

GUILDFORD, and for ten mile radius.—For Furnished or Unfurnished RESIDENCES in this favourite district, apply ARTHUR E. CROWE (Offices opposite the Junction Station), Guildford.

Re Trayton Kenward, Esq., Deceased.

PLAYDEN, BRENZETT, ICKLESHAM, AND GUESTLING, SUSSEX AND KENT.

MESSRS. VIDLER & CLEMENTS have received instructions to SELL by AUCTION, at the "George" Hotel, Rye, on Wednesday, 17th June, 1903, at Three o'clock punctually, the following Freehold ESTATES, containing 826 acres:—

Lot 1.—Freehold Fresh MARSHLAND, situate in the parishes of Playden, Sussex, and Brenzett, Kent, containing 125a. or. 39p., let to Jesse Piper, Esq.

Lot 2.—Similar LAND, situate in the parish of Icklesham, adjoining the road from Rye to Winchelsea, containing 65a. or. 13p., and let to Mr. Jas. Barling at £115 per annum.

Lot 3.—Freehold FARM, known as "Crutches" Farm, Icklesham, comprising farm-house, cottage, east, stables, barn, lodges, yards, and productive hop, arable and pasture land, containing 222a. or. 18p. Let to Robert Kenward, Esq.

Lot 4.—Freehold Pasture Land, opposite Lot 3, and known as the "Pewes," containing 8a. or. 12p., and let to Robert Kenward, Esq.

Lot 5.—Freehold FARM, known as "Old Place" Farm, Icklesham, comprising four cottages, east-house, stable, barn, lodges, yards, produce, arable and pasture land, containing 212a. or. 27p., and let to Messrs. T. J. and J. Davis.

Lot 6.—Two Freehold COTTAGES AND GARDENS, adjoining Lot 5, and let to W. Wadman, Esq.

Lot 7.—Freehold Residential FARM, known as "Snailham" Farm, Icklesham, comprising a good modern residence, containing three reception and seven bedrooms, bathroom, kitchen, and offices, four cottages, barn, east-house, stables, lodges, yards, and very productive hop, arable, upland and marsh pasture land, containing 291a. or. 11p., and let to Mr. G. R. Baker.

The Auctioneers beg to call special attention to the exceptional fertility of these holdings, making them very desirable for occupation or investment.—Particulars, Plans, and conditions of Sale to be had at the place of sale, of Messrs. DAVES, SON and PRENTICE, Solicitors, Bank Chambers, Rye; or of the Auctioneers, at their Auction and Estate Agency Offices, Rye, and at Havelock Road, Hastings.

MESSRS. BRUTON, KNOWLES & CO.,

Estate Agents, Surveyors, and Auctioneers,

ALBION CHAMBERS, KING STREET, GLOUCESTER.

Telegrams, "Brutons, Gloucester."

Telephone No. 67.

By direction of the Trustees of Captain de Winton, deceased.



THE WALLSWORTH HALL ESTATE. three miles from Gloucester, comprising an important and highly attractive Freehold RESIDENTIAL SPORTING and AGRICULTURAL ESTATE, comprising the above fine old Mansion, in the later Renaissance style, occupying a sheltered position, overlooking beautifully timbered and undulating grounds, and containing a noble entrance hall, five reception rooms, eighteen best and secondary bedrooms, three dressing rooms, and appropriate domestic offices; capital stabling, three farms with excellent homesteads, superior sets of farm-buildings; and the land including some of the richest old pastures in the county, the whole embracing an area of about 600 acres.—Messrs. BRUTON, KNOWLES & CO. are instructed to offer the above for SALE by AUCTION, in July.—Particulars with view, plan, and conditions of Sale may be had of Messrs. MORGAN, FRANCIS, STANTON & PARNALL, Solicitors, Cheltenham; or of the Auctioneers, as above.

CLIFFORDS MESNE (on the borders of Gloucestershire and Herefordshire, 450ft. above sea level, two-and-a-half miles from Newent Station G.W. Ry.; easily accessible from Birmingham and the Midlands).



MESSRS. BRUTON, KNOWLES & CO. (in conjunction with Messrs. JAMES C. PERRY & DEAKIN) are instructed by Henry T. Flint, Esq., to SELL by AUCTION, at the Bell Hotel, Gloucester, on Saturday, July 4th, 1903, at 3 o'clock precisely (unless an acceptable offer be made in the meantime), THE BEECHES, an attractive Freehold Residential Estate, in a most picturesque and bracing district, comprising a substantial and well-arranged Residence, commanding magnificent views of the surrounding country, extending to the Cotswold, Malvern, and Welsh Hills, and containing nine bedrooms, bathroom, three reception rooms, billiard room, kitchens, and excellent offices; detached stabling for four horses, two cottages; flower and kitchen gardens and pasture orcharding, the total area being about eleven acres. The Residence is heated by hot water and lighted by acetylene gas.—Particulars and orders to view may be had of Messrs. PERRY, SON, and RICHARDS, 176, Colmore Row, Birmingham; Messrs. J. C. PERRY & DEAKIN, 32, Paradise Street, Birmingham; or the Auctioneers, Albion Chambers, Gloucester.

BY DIRECTION OF TRUSTEES.
GLOUCESTERSHIRE (in a most picturesque part of the county, within two miles of Stonehouse Stations on the main G.W. Ry. and M. Ry. lines and four miles from Stroud, under two-and-a-half hours by rail from London.)



EASTINGTON HOUSE, a most attractive Residence, charmingly situated in grounds of great natural beauty, which are embellished with a variety of ornamental timber, and intersected by a stream flowing into the river Frome. The Residence contains three spacious reception rooms, ten bed and dressing rooms, four attics, and excellent offices; ample stabling, cottages, and enclosures of rich meadow land; the total area being nearly nineteen acres. ALPERTON FARM, a superior pasture farm of 64 acres, compact and well watered, with good farm-house and buildings, numerous cottages, small holdings, and accommodation land.

BRUTON, KNOWLES & CO. are instructed by the Trustees of John Watts, Esq., deceased, to SELL the above Freehold Estates by AUCTION, at the Bell Hotel, Gloucester, on Saturday, July 4th, 1903, at 3 o'clock precisely.—Particulars, plans and conditions of Sale of Messrs. JONES and BLAKEWAY, Solicitors, Gloucester; or the Auctioneers, as above.

MESSRS. BRUTON, KNOWLES & CO.,

Estate Agents, Surveyors, and Auctioneers,

ALBION CHAMBERS, KING STREET, GLOUCESTER.

Telegrams, "Brutons, Gloucester."

Telephone No. 67.

AMIDST BEAUTIFUL SCENERY.



MONMOUTHSHIRE (one-and-a-half miles from a station, whence London will be reached, after July 1st, under three hours).—For SALE, an extremely attractive RESIDENTIAL ESTATE, comprising nearly 200 acres of park-like meadowland studded with some fine timber, home farm, and buildings, etc. The Residence is substantially built and placed on an eminence commanding magnificent views of the Welsh Hills; it is approached by a carriage drive with lodge entrance, faces south, sand and limestone soil, and contains fine entrance hall, spacious dining, drawing and morning rooms, smoke or billiard room, six principal bedrooms, three dressing rooms, four secondary bedrooms, bathroom, two w.c.s, hot-air room, servants' hall, and good domestic offices; stabling for six horses, coach-house for four, harness room, paved yard, and coachman's cottage; delightful garden grounds ornamented with some fine rhododendrons and conifers, splendid lawns, and a walled-in kitchen garden of half-an-acre, sloping to the south; capital shooting, hunting, and salmon fishing; Protestant Church one mile, Roman Catholic one-and-a-half miles. Price of the Residence, farm, and 196 acres, £9,000. Would be LET.—Personally inspected by Messrs. BRUTON, KNOWLES & Co., as above. (1286.)

£400 PER ANNUM.—A fine old COUNTRY MANSION to be LET, partly furnished, situated in a most picturesque part of the Vale of the Severn, together with gardens, pleasure grounds, two lodge entrances, and, if required, about 30 acres of well-timbered parkland. The House contains fourteen bed and dressing rooms, besides servants' bedrooms, four reception rooms, and spacious entrance hall; stabling for twelve horses. Rent includes two lodges and shooting over 2,000 acres.—Apply to Messrs. BRUTON, KNOWLES and Co., as above. (1311.)

FOR THE SUMMER MONTHS.

GLOUCESTERSHIRE (in the lovely Woodchester Valley district).—To be LET, furnished, a delightful RESIDENCE, within ten minutes' walk of a station and occupying a charming position commanding fine views. Accommodation comprises large hall, three reception and eleven bedrooms; lovely grounds. Close to Minchinhampton Golf Links. Rent 14 guineas per week, including gardener's wages. The property is close to a R.C. church and monastery, and a R.C. tenant would be preferred.—Apply to Messrs. BRUTON, KNOWLES and Co., as above. (1315.)

UPPER REACHES OF THE WYE.

£75 PER ANNUM.—To be LET, unfurnished, on the borders of Herefordshire and Breconshire, a very attractive RESIDENCE, on sandstone soil, standing in grounds of five acres, amidst most beautiful scenery. House contains six bedrooms, dressing room, bathroom, large hall, and three reception rooms; stabling for two, gardener's cottage, etc. Fishing and shooting; station one mile. Good social neighbourhood.—Apply to Messrs. BRUTON, KNOWLES & Co., as above. (1323.)

ON THE COTSWOLDS (between Painswick and Gloucester).—To be LET, unfurnished, a RESIDENCE, occupying a magnificent situation and containing ten bedrooms, bathroom and two reception rooms, in excellent order throughout; grounds of six acres. Station and town, three-and-a-half miles. Rent £10 per annum.—Personally inspected by Messrs. BRUTON, KNOWLES & Co., as above. (1331.)

FOR THE SUMMER MONTHS.



GLOUCESTERSHIRE (two miles from G.W. Ry. station).—To be LET, furnished, the above charming COUNTRY RESIDENCE, commanding splendid views, and containing seven bedrooms, three reception rooms, good kitchens, and offices; delightful garden grounds and seven acres of grassland; stabling for four. Rent, 6 guineas per week, including services of groom, gardener, and boy, and use of carriages.—Apply to Messrs. BRUTON, KNOWLES & Co., as above. (1308.)

MINCHINHAMPTON DISTRICT.—To be LET, unfurnished, a fine old stone-built RESIDENCE, standing high, and containing seventeen bed and dressing rooms, bathroom and four reception rooms; stabling for two. Charming garden grounds, and pasture field of three acres. Rent £130.—Personally inspected by Messrs. BRUTON, KNOWLES and Co., as above. (1346.)

CAMBERLEY.

THE FAVOURITE RESIDENTIAL DISTRICT
AMONGST THE
MILITARY, NAVAL, AND CIVIL SERVICE CLASSES.

GRAVEL SOIL.

FINE, DRY, BRACING CLIMATE.

MOST PICTURESQUE COUNTRY.

ONE HOUR BY FAST TRAINS FROM WATERLOO.
WITHIN EASY DISTANCE OF ALDERSHOT, ASCOT,
AND THE THAMES.

OF THIS CHARMING DISTRICT THE MOST
CHARMING PARTS ARE

**THE BRACKENDALE AND WAVERLEY
COURT ESTATES**, upon which may be Rented or
Purchased delightful Building Sites, or Artistic Private Resi-
dences standing in their own Grounds, of various sizes, rents,
and prices. Houses built to suit the special requirements of
Purchasers or Tenants.—Full particulars and every information
supplied gratis on application to the Agents,

MESSRS. HANKINSON & SON,

64, HIGH STREET, CAMBERLEY (close to the Station),
And at BOURNEMOUTH and BOSCOMBE.

HEREFORDSHIRE.—To be LET. Unfurnished,
"Hampton Dene," capital roomy COUNTRY RESI-
DENCE, containing four best bedrooms and three dressing
rooms, with servants' rooms; standing on high ground in
thirteen acres of excellent well-timbered meadowland, one-and-
a-half miles from the Cathedral City of Hereford, just clear of
the liberties of the City, overlooking the valley of the Lugg, with
beautiful views of Mordford and the Fownhope Hills, within
quarter-of-a-mile of the Parish Church, and near a letter box.
There are two good gardens and good stabling. Hunting with
the North and South Herefordshire Hounds. Good salmon
and trout fishing in the Wye, and boating can be obtained.
Moderate rent.—Apply R. L. BAMFORD, Land Agent and
Surveyor, Hereford.

FOR SALE, LISLE (or MANOR) HOUSE, Wotton-under-
Edge, a detached Residence of rare historic interest, and
made further attractive by judicious modern improvements. It
contains three reception rooms, seven bedrooms, ample offices;
stabling for two, coach-house, tennis court, and flower and
kitchen garden; two-and-a-half miles from Charfield Station,
seventeen from Bristol, and four from Dursley.—Orders to view
and particulars obtained of WILLIAM DANCEY, Auctioneer, etc., 3,
Clarence Street, Gloucester.

LANARKSHIRE.—MANOR-HOUSE, Grouse Moor,
low ground shootings and trout fishing to LET. The
Manor House is beautifully situated within one-and-a-half
miles of a railway station and post and telegraph office. It is
handsomely furnished, and contains accommodation for a large
establishment. It forms a most comfortable and desirable
Residence. The House, etc., is lighted by gas. The stabling
and offices are conveniently situated, and are very comfortable
and commodious. The garden is large and well stocked, with
suitable glasshouses and accommodation for gardeners. The
grounds are attractive, and there is an excellent tennis lawn.
The shooting extends to about 3,800 acres, 3,300 being excellent
grouse moor, the remainder affording a very good covert and low
ground shooting. A large number of pheasants' eggs are being
laid down. There are three houses for game-keepers, two
having kennels attached. The head keeper's house is provided
with gunroom and larder. Good troutling streams run through
the Estate, and two small lochs fully stocked with trout and
strictly preserved, are situated close to the Manor House.
There is also the right of fishing over a reservoir of seventeen
acres containing Loch Leven trout. There is a nine-hole golf
course within two-and-a-half miles.—For further particulars
application may be made to Messrs. MELVILLE & LINDESAY, W.S.
110, George Street, Edinburgh; or to Mr. C. W. SLEIGH,
Factor, Blackwood, Lesmahagow.

BRADFORD-ON-AVON (eight miles from Bath).—
VICARAGE to be LET. Unfurnished; in own grounds,
coach-house, stable; tennis court; four sitting, six bedrooms.
Station; beautiful country and neighbourhood.—Address
"A. B.," c/o COUNTRY LIFE, 20, Tavistock Street, Covent
Garden, W.C.

SOUTH COAST.—COUNTRY HOUSE, most charming
place in the country, to be SOLD or LET; grand hall,
four reception, twelve bedrooms, dining and drawing each
about 34ft. by 20ft. and very lofty; electric light; extensive
stabling; lovely garden, miniature park, fine timber; first-class
climate; yachting, boating, bathing; golf, scenery; P.T.O.,
church, doctors, shops five minutes; 150ft. above and 600ft. from
the sea; London three hours.—Write "Tenders," WILLING'S,
162, Piccadilly.

GERMANY.—A few PAYING GUESTS of good social
position will be received in a Castle, situated on a fine
Baronial Estate in Province Hesse. The Castle, about 450
yards above sea level, with extensive forests on three sides, is
newly furnished throughout in modern style; two bathrooms;
telephone, gas, water supply laid on to all bedrooms; hunting
and shooting over about 10,000 acres, all kinds of game; trout
fishing close by. Terms £25 per month, everything included
but wine; first-class winter-sport; carriages and saddle-horses
available at moderate charges. Owner speaks and writes
English.—Address, in first instance, Baron Von B., c/o GOULD'S
Advertising Offices, 51, New Oxford Street, London, W.

WESTON-SUPER-MARE (within two-and-a-half
miles).—To LET, Furnished, any period, Gentleman's
COUNTRY RESIDENCE; four reception, billiard room,
eight bedrooms, two fitted bathrooms; stabling for four horses,
gardens, lawns, and ornamental grounds, four acres; moderate
rent.—LALONDE BROS. & PARHAM, Auctioneers, Weston-super-
Mare.

CRICCIETH (North Wales).—CARDIGAN HOUSE,
semi-detached, to LET, Furnished, for Summer months;
ten bedrooms, four entertaining rooms, bathroom (b. and c.);
garden; stabling, and usual offices; close to church and esplanade;
good view.—Apply WALTER JONES, Jun., Criccieth.

NEAR STREATLEY-ON-THAMES.—BACK-
WATER.—To be LET, Furnished, "The Caravan," with
sleeping berths for six; good large sitting room, kitchen, offices;
boathouse, with use of mahogany punt. Rent 10 guineas month,
13 guineas August, or 30 guineas for whole Season.—PIKE, "St.
Clair," Reading.

ISLE OF WIGHT.—At a very low price, a charming
PROPERTY on the outskirts of Ryde, substantially-built
House in first rate order. Five reception rooms, eleven bed
and dressing rooms, two bathrooms, handsome billiard room;
tower with fine views; modern stabling for four; prettily-
timbered grounds with small running stream, large kitchen and
fruit garden, etc. Greatly part Let on lease for over 90 years.—
Apply to Messrs. WALLIS, RIDDETT & Co., Estate Agents, Ryde.

WRESSLE LODGE, WIMBLEDON COMMON.

To LET, Unfurnished, entirely redecorated. Seven-
teen bed and dressing rooms, five reception rooms; table,
lodge, large garden, and fire.—Apply, letter only, SIR BARTLE
FREER, 22, Bryanston Square, W.

STANMORE (Middlesex; in this picturesque neighbourhood,
only ten miles from Marble Arch, at an elevation of over
250ft. above sea level and near church, post-office, L. & N.W. Ry.
station and golf links).—Choice SITES to be SOLD or LET
on Building Lease for superior class of houses; capital water
supply and excellent drainage.—For particulars, apply to
ESTATE OFFICE, near Stanmore Station.

HEREFORDSHIRE (in a sporting district, one-and-a-
half miles from station, telegraph, and shops; near Here-
ford).—To be LET, Furnished, for a year or term, a stone-
built Gentleman's RESIDENCE, containing four reception
rooms (principally oak panelled), billiard and eight bedrooms,
lighted with acetylene gas throughout; large garden, terraced
lawns, stabling for six; good fishing and hunting near to;
excellent rabbit shooting. All 2,000 acres additional shooting
available in two years' time. Any quantity of land at £1 per
acre. Rent £130.—Particulars of SNOW & BAYLISS, 12, Friar
Lane, Leicester.

SOMERSET (close to the town of Langport, on the
G.W. Ry., four hours from London).—To be LET or
SOLD, a delightfully-situated and admirably-planned Freehold
RESIDENCE, standing on an eminence in beautifully-planted
grounds of three acres; hall, three reception rooms, billiard
room (heated), seventeen bed and dressing rooms, gun room,
domestic offices, etc.; excellent stabling, palm and glass-houses,
coachman's and gardener's houses. Hunting, shooting;
additional land if desired.—Photograph and full particulars on
application to C. R. MORRIS, SONS & PEARD, Estate Agents,
North Curry, Taunton.

NEW FOREST (on the borders; six miles from Dean
and Downton, and seven-and-a-half from Remsey).—A
charming old-fashioned Family RESIDENCE, standing in a
well-timbered park of 25 acres, also three acres of ornamental
grounds, lawns, and kitchen garden; contains four reception
rooms, fourteen bedrooms, and excellent offices; good stabling,
two cottages, greenhouses and numerous out-houses. Church,
post and telegraph office within a mile. To LET from
Michaelmas at 150 guineas a year.—Full particulars of PERKINS
and SONS, Land Agents, Southampton.

COLNE ENGAINE (Essex).—SALE of valuable Free-
hold ESTATE, consisting of comfortable Family Resi-
dence with gardens, farm-buildings, and cottages, in all about
161 acres in area.

THURGOOD & MARTIN have received instructions
to SELL by AUCTION at the Auction Mart, Tokenhouse
Yard, London, on Friday, 3rd July, 1903, at 2 o'clock precisely,
in one Lot, OVER HALF a Freehold Estate, well situated in a
picturesque and healthy rural residential district, within a drive
of Colchester, and near Colne, Chappel Junction, and Halstead
Railway Stations on the Great Eastern Railway, close to the
village of Colne Engaine, with its church and post office, on
undulating ground, commanding fine views, and within easy
reach of two packs of Hounds, with an attractive House, with
gardens, tennis lawn, stabling, farm-buildings and cottages and
rookery, with pasture, arable, and woodland, including a fox
covert, and affording good shooting; a very desirable purchase
for occupation.—The Property may be viewed with orders to be
had of the Auctioneers; and particulars and conditions of Sale
(with plan) may be had of Messrs. HOLY, BEEVER & CROWDY,
Solicitors, 10, Lincoln's Inn Fields, W.C.; at the "Five Bells
Inn," Colne Engaine; at the place of Sale, and of the Auctioneers,
Lonsdale Chambers, 27, Chancery Lane, London, W.C.

SOUTH AFRICAN FARMING.—The owner of the
largest Farming Estate under irrigation in Southern
Rhodesia, who is now in England, and will be returning to
South Africa in about three months, is willing to take a
LIMITED NUMBER OF PUPILS who desire to LEARN
PRACTICAL FARMING in all its branches on a large scale in
South Africa. Only those capable of paying substantial pre-
miums can be treated with. Highest references given and
required.—For full particulars, apply C. WEISSENBORN,
c/o BRITISH SOUTH AFRICA CO., London Wall, E.C.



CUMBERLAND.—Valuable Freehold RESIDENTIAL,
and AGRICULTURAL ESTATE called "Roshill"
situate in the parish of Moresby, consisting of an excellent
Mansion House and grounds, with usual out-offices called
"Roshill." Two desirable Residences, called "Tivoli" and
"Gillhead," six good cottages and joiner's shop; parks called
"Roshill Parks," and farms called "High Commongate,"
"Bonny" and "Summerhill," containing together 391a. 2r. 1p.,
or thereabouts. The Mansion House, which is substantially
built, is pleasantly and conveniently situate about two miles
from the Town of Whitehaven, and near two railway stations,
post and telegraph office and church. It stands in an
elevated position with remarkably pure sea and mountain air
(making it suitable for a sanatorium or convalescent home), and
commands fine views of the Solway Firth, and Scotch and Lake
mountains. In the grounds there is a large old rookery. The
House contains large entrance hall, drawing room, dining room,
library, morning room and fifteen bedrooms, with kitchen and
usual offices, also bathroom (with h. and c. water); there are also
the usual out-offices, including coachman's cottage, stables (with
eight stalls and loose box), coach-house and harness room, and
good walled-in kitchen gardens and greenhouse. There is also
an excellent free supply of water. The Property will be offered
in suitable Lots. Also capital Dwelling-house, garden, and
premises called "Croft Hill," situate in the same parish.
—Messrs.

R. & J. R. MITCHELL will offer the above for SALE
by AUCTION, at the Globe Hotel, Whitehaven, on
Thursday, the 18th June, 1903, at 2 o'clock in the afternoon.—
Photos, plans, particulars, and conditions of Sale may be
obtained of Messrs. BROCKHAM, HELDER & CO., Solicitors,
Whitehaven; and of the AUCTIONEERS, Cockermouth.

WATER GLASS, the world-famed EGG PRESERVER.
Don't delay. We have already supplied Glass to over
5,000 customers in 18. 3d. and 3s. 9d. tins. Descriptive pamphlets
gratis and post free.—Address MANAGER, British Egg Preserving
Depot, Hinkley. Eight million eggs preserved last year.

PADSTOW (North Coast of Cornwall, situate in the midst
of the splendid coast scenery of N. Cornwall. Padstow
lies on the Estuary of the River Camel, and close to the Atlantic
Ocean. There is good boating, bathing, and sea fishing in the
Estuary and the Atlantic. The noted St. Enodock Golf Links are
across the harbour, reached by ferry).—To be LET, with
immediate possession, on a yearly tenancy, or for a term, well-
built and attractive VILLA RESIDENCE called "The Nook,"
The House contains entrance hall, with good staircase, dining
room, breakfast room, drawing room, seven excellent bed-
rooms, and three attic rooms, together with the usual domestic
offices; nice little garden and stable. The House is close to
the town, within five minutes' walk of church and post office,
and ten minutes' walk of railway station. Padstow is reached
by L. & S.W. Ry., through carriages from Waterloo, in six and
three quarter hours.—To view, apply to Mr. R. T. HOCKING,
The Manor Office, Padstow; and for further particulars, to
Messrs. SHILSON, COODE & Co., Solicitors, St. Austell.

PURFLEET HOUSE, ESSEX. commanding fine view
of the Thames.—This HOUSE to LET, containing drawing
room, dining room, morning room, eleven bedrooms, two dress-
ing rooms, six servants' bedrooms, with extensive servants'
offices; together with the charming garden and pleasure grounds,
stable, laundry, etc. Tenancy yearly or Lease, Furnished or
Unfurnished.—Apply for further particulars and permit to view,
to LAND STEWARD, Southill Estate, Biggleswade.



RENT ONLY £95 PER ANNUM for above HOUSE,
with beautiful shady grounds of about three acres, situated
in country town, one hour north of London. Main drainage;
Company's water; in thorough repair. Stabling for three, with
coach-house, etc.; more stabling available. Address, "A.C.," c/o
Messrs. CHARLES BARKERS & SONS, 8, Birch Lane, London.

DEVONSHIRE AND WEST OF ENGLAND.—
THOMPSON, WHITTON, and LAING'S ILLUS-
TRATED REGISTER contains all the available RESIDENTIAL,
Sporting and Agricultural PROPERTIES for SALE,
or to be LET, Furnished and Unfurnished. Post free on
application.—Offices: Gandy Street, Exeter.

TO LET in Mid Sussex, excellent pleasure FARM of 100
acres (80 pasture), near station, convenient for London or
Brighton, very pretty district. Up-to-date Residence, containing
four reception and seven bedrooms, bathroom (b. and c.), etc.
Rent £155. Present tenant has milk contract which alone pays
rent and all expenses. Stock if desired at valuation. Small
premium required for business.—For particulars, apply to
DRAWBRIDGE & ANSELL, Auctioneers, etc., Haywards Heath,
Sussex.

TO BE LET, IN STAMFORD. A DWELLING
HOUSE, situate in the Northamptonshire side of the
town; containing four reception and thirteen bedrooms, bath-
room, etc., together with large flower and vegetable gardens,
and glass-houses; stabling for five horses, coach-house and
harness room; the principal rooms are lighted by electricity.
This House is conveniently situated for the Cottesmore and
Fitzwilliam Hunts, and is in close proximity to the Burghley
Park Cricket and Golf Clubs. Almost immediate possession may
be had.—For further particulars, apply to PHILLIPS, EVANS and
Co., Solicitors, Stamford.

THE LAKES.—To be LET, FURNISHED, for Summer
months or longer, the fine Old MANOR, known as
Mirehouse, situate four miles from Keswick (Lake Derwent-
water), and 500 yards from Bassenthwaite Lake.—Apply
MUMBERSON & SON, Auctioneers and Agent, Keswick.

HUNTINGDONSHIRE.—The entire parish and village
of Water Newton (except the Glebe), comprising the
water mill and farm-houses, cottages, long frontages to the River
Neve, and 838 acres, together with the Advowson; seven miles
from Peterborough, and on the Great North Road. Income
£1,035 per annum.—For SALE by Messrs. MAY & ROWDEN,
39, Maddox Street, London, W.

**OWNERS OF VALUABLE FURNITURE AND
EFFECTS** requiring the services of Expert Removers,
are invited to apply to

BARNBY, BENDALL & CO., Head Office,
CHELTENHAM, who, for over 60 years, have devoted
themselves to this class of work.

Inclusive Contracts are given to or from any part of England,
Ireland, Scotland, or the Continent, South Africa, or any of the
Colonies.

We make no charge for our Contracts, they are sent free
BY RETURN OF POST, and will be found exceedingly moderate.

The Warehouses are specially built, beautifully kept, and
up-to-date in every way.

Advice given (if required) as to the disposal of Old Furniture
and other Valuables.

References given from well-known families.

BONCHURCH (Isle of Wight).—Freehold for SALE,
delightfully situate Family RESIDENCE, with stables,
and about two acres; newly decorated and fitted; gas and
electric light throughout. Bargain. £3,500.—J. G. and W.
JOLLIFFE.

NORTH HANTS (on the Elvetham Park Estate).—To
LET from Michaelmas next, a charming RESIDENCE,
known as "The Breches," Fleet, standing in a park of 60
acres, four acres of lawn and gardens, with six summer houses,
tennis lawn (110 feet long), bathhouse, potting shed, garden
lights, etc. A good cricket pitch with pavilion in a seven-and-a-
half acre meadow, and 60 acres of other lands adjoining the
extensive pine woods of the Elvetham Estate. The House
contains, on the ground floor, large hall, dining room, drawing
room, billiard room, library, conservatory, lavatory,
and w.c., with good servants' apartments. On the first floor, ten
good bedrooms, bathroom, w.c., three servants' bedrooms, box-
room, linen room, etc. Out-offices; two cottages with gardens,
coach-houses, stables, cowhouses, barn, carpenter's shop, fowl
houses, cart sheds, etc. Situated within ten minutes' walk of
Fleet Station, L. & S.W. Ry., three miles from Eveshot, six
from Aldershot and Sandhurst, and 34 from London; easy
distance from church, post office, and medical men. The soil is
sandy loam, subsoil gravel; drainage and water good.—Apply
A. D. BRUCE, Estate Office Elvetham Park, Winchester, Hants.

ASCOT.



THE BERYSTEDE,
SOUTH ASCOT.

(Amongst the Pines Green and Warm in Winter and Cool in Summer.)

"Is it a Private House or an Hotel?" is the question I asked myself. A dainty brougham, with coachman and footman in smart liveries, met us at the station, a butler and footman met us in the hall. Our luggage was unpacked for us in our rooms, which were not only twice the size of ordinary hotel bedrooms, but were furnished and appointed as only rooms are in the famous Country Houses of the best people—sumptuous, elegant, and in perfect taste, with fine genuine old furniture, and flowers, and dainty linen. The whole house, with its grand staircase, its lovely terrace, its well-rolled croquet and tennis lawns (there are five), its beautifully-kept gardens, orchards, kitchen gardens, glasshouses, and 30 acres of lovely pine woods, its Model Farm (perfect in its way), and wonderful stabling and motor-house, is an ideal home, unique in everything and perfect in every detail. The cooking and service are the best I have ever met with in England. One is invited to pluck the flowers and fruit. There is no charge for billiards, none for fires in one's bedroom, or baths, or lights, or attendance. The place was full of titled people, and yet the charges were much less than at most of the best hotels."

The above is not exaggerated. It is the desire of the proprietors to make a new departure. "The Berystede" is quite remarkable in every way. It is a most beautiful country house, situated in most beautiful country, near the Sunningdale Golf Links, a few minutes' walk from the station, with excellent hunting, and one hour from Town. For further particulars apply to the MANAGERESS, The Berystede Hotel, Ascot. Telephone 20 Ascot.



FOR SALE BY PRIVATE TREATY.

SUFFOLK (only one-and-a-half hours from London).—An important Freehold SPORTING ESTATE of 3,700 acres, with a fine old Elizabethan Mansion, beautiful gardens, and grandly-timbered park, numerous farms, estate cottages, village properties, and fully-licensed inn, all let to first-rate tenants, and in good order. There are fine woodlands, about 400 acres in extent. The shooting (especially for pheasants) is particularly good. The Mansion is only four-and-a-half miles from a first-class town and main line station, from which express trains complete the journey to London in an hour and 37 minutes.—Full information, with plans and photos, can be obtained of the Owner's Agent, Mr. FRANK NEWMAN, 34, Savile Row, London, W.

NORTH DEVONSHIRE and WEST SOMERSET.

Fine Sporting Estates for Sale in the Home of the Red Deer.

HANNAFORD & SON have been favoured with instructions from the Rt. Hon. The Earl of Portsmouth, to SELL by PUBLIC AUCTION, at the Roughton Hotel, Exeter, on Friday, 10th July next, at 3 o'clock in the afternoon (unless previously disposed of by Private Treaty), several Freehold ESTATES, ACCOMMODATION LANDS, DWELLING HOUSES, etc., in the Parishes of West Anstey, Dulverton, Bampton, and Witheridge, comprising in all about 750 acres, viz:—

WEST ANSTY.—CHURCHTOWN and BLINDWELL ESTATE, comprising 191a. 3r. 22p. (more or less) of land in the occupation of Mr. Kelland.

DULVERTON.—A small ESTATE, consisting of 11a. 1r. 14p. (more or less), called "Middle Chilcott," in the occupation of Mr. Fry.

BAMPTON.—ACCOMMODATION MARSH LANDS, situate close to the town, called "Part of Barton Ground," containing about 8a. 2r. 0p. (more or less) for many years and now in the occupation of Mr. Miles.

WITHERIDGE.—BETHAM and YEO ESTATE, comprising 102a. 0r. 3p. (more or less) in the occupation of Mrs. Chapple. "Hole and Monkey Moor," containing 138a. 2r. 13p. (more or less), in the occupation of Mr. Adams. "Horestone," comprising 152a. 2r. 5p. (more or less) in occupation of Mr. Curtis; and 46a. 0r. 11p. (more or less) of Accommodation Lands, called "Part of Barton Ground," situate close to the town of Witheridge, in Lots. Also superior RESIDENCE in town of Witheridge, in occupation of Mr. Carter.

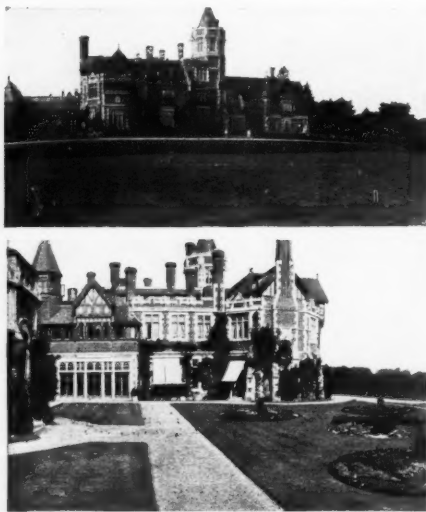
The Properties are for the most part of a generous character, well watered, convenient and substantial Houses and farm-buildings. The farms are let to highly respectable tenants at moderate rentals, and for the most part in ring fence.

Sportsmen, investors, capitalists, and others, will find the above presents a good opportunity of securing property in the midst of a high and beautiful district adjacent to good roads, and in the midst of the meets of two packs of staghounds, several packs of foxhounds and harriers, and affords excellent shooting opportunities and fishing.

The tenants have kindly consented to show the Lots, or for Builder application may be made to Mr. J. Clotworthy, Builder, Witheridge, who will direct a person to show the same.

Full particulars as to the Lots and any other information may be obtained of the AUCTIONEERS, Chulmleigh, North Devon; or Mr. H. E. ASPREY, The Estate Office, Wembworthy; or Messrs. THOROLD, BRODIE & BONHAM-CARTER, 4, Regent Street, London.

Dated 27th May, 1903.



SUSSEX (midway between Hastings and Tunbridge Wells).—The highly important and attractive Freehold PRO-PERTY, situated in the parishes of Burwash and Ticehurst known as "Southover Hall," about two miles from Ticehurst Road Station (which almost adjoins the property), and five miles from the important station of Echingham, both on the South-Eastern and Chatham Railway, and five miles from Mayfield Station, on the London, Brighton, and South-Coast Railway, and within easy reach by train of the Metropolis. It comprises an imposing Modern Mansion, containing six reception rooms, sixteen principal bedrooms, twelve servants' bedrooms, ample domestic offices, and stabling for fourteen horses; occupying a well chosen site situated in park-like lands in the centre of the Estate, adorned by a large ornamental sheet of water and screened on all sides by belts of trees and plantations. It is approached by two carriage drives, and is substantially built of red brick, with carved Caen stone dressings and half-timber work, in the Tudor Gothic style, with well-proportioned tower rising above the main entrance. The gardens and grounds are tastefully laid-out and ornamented with specimen trees of mature growth, and magnificent clumps of rhododendrons and other flowering shrubs. There are two fine walled-in kitchen gardens, well stocked with choice fruit trees; also outer fruit and vegetable gardens, ranges of vineries, and peach, melon, cucumber, orchid, and greenhouses, etc. Picturesque gardener's residence and outbuildings; keeper's lodge; blacksmith's house and forge. The Estate affords exceptionally good shooting, and is interspersed with thriving woods well placed for the rearing and preservation of a large head of game, whilst the numerous shaws throughout the farms add greatly to the enjoyment of the sporting and the breeding of wild pheasants. The agricultural portion of the Estate, which is well watered and circumstanced for roads, and chiefly under grass, is divided into four farms of convenient size, with suitable buildings, known as "Winters," "Woodknowle," "Pont's Farm," and "Witherenden." In addition, there are sixteen cottages, small holdings, etc., comprising in all about 700 acres.

CHINNOK, GALSWORDY & CHINNOK will SELL by AUCTION, at the Mart, City, on Tuesday, June 23rd (unless in the meantime an acceptable offer be made), at 2 o'clock precisely, the above valuable Freehold Residential and Sporting Estate.—May be viewed, and particulars obtained of Messrs. HUNTER & HAYNES, Solicitors, 9, New Square, Lincoln's Inn, W.C.; of Messrs. HAMPTON & SONS, Estate Agents, 1, Cockspur Street, S.W.; and of Messrs. CHINNOK & CO., Land Agents and Surveyors, 11, Waterloo Place, Pall Mall, London, S.W.

AN EXCEPTIONAL OFFER. FREEHOLD, £5,500.

WATCOMBE HALL.



NEAR TORQUAY, DEVONSHIRE.

THIS UNIQUE HOUSE to be LET on Lease, or Freehold to be SOLD. Furniture can be bought if desired by valuation or Private Treaty. The Property must be disposed of at once, owing to special circumstances. It is situate in about three acres, but has the common enjoyment of and shooting rights over many acres. Its natural position is very beautiful. It is in Watcombe Bay, about two miles from Torre Station, three miles from Torquay, is in perfect condition, and sumptuously furnished. It contains nine bedrooms, four sitting rooms, out-houses, stables for three horses, etc.—Can be seen at any time, or fuller particulars obtained from Messrs. STEADMAN, CHURCH & CO., Land Agents and Surveyors, 23, Old Broad Street, London, Solicitors.

SOUTH DEVON.—HOUSE and SHOOTING to be LET.—Old Manor House (unfurnished), seven miles from Torquay, four from Dartmouth, and ten minutes' walk from station; containing four sitting rooms (two large and two small), seven bedrooms, bathroom (hot and cold water), servants' rooms; stable, coach-house, garden, etc. The shooting extends to 3,150 acres, of which 230 acres are excellent covers, suitable for holding large head of pheasants. Golf course (eighteen holes), within ten minutes' walk. Salmon and trout fishing in locality; hunting, yachting, etc. The House or Shooting will be let separately.—Apply to D. M. WATERSON, Churston Estates Office, Churston, S. Devon.

CENTRE OF THE BLACKMORE VALE (three miles from Sherborne).—To be LET, furnished, a charming RESIDENTIAL MANSION; sporting over 4,000 acres; 20 bedrooms, large hall, and good reception rooms, usual offices; stabling for twelve horses; old gardens.—Apply ESTATE OFFICE, Milborne Port, Sherborne, Dorset.

EXCEPTIONAL OPPORTUNITY.—Richly furnished, roomy, old-fashioned COUNTRY HOUSE to LET for Summer and Autumn months; own grounds, fine open hilly country, sand, modern sanatorium, orchard, stables, etc.; 3 guineas weekly, inclusive.—CUMBERLAND & HOPKINS, Agents, Leighton Buzzard.

ESSEX. WITH POSSESSION.



DOWNHAM AND SOUTH HANNINGFIELD (about equi-distant from Wickford and Billericay Stations, on the G.E. Ry., within an hour's run from the City, and about seven miles from Chelmsford).—The valuable Freehold RESIDENTIAL and SPORTING ESTATE, known as "Fremnells," otherwise "Fremnalls," comprising the fine old historic Elizabethan Residence, with courtyard, now laid out as garden, enclosed by brick wall with an old gateway, forming a picturesque front. The Estate comprises about 352a. 1r. 25p., of excellent land, and there are very conveniently arranged farm premises and two good cottages. A large proportion of the land is grass, and well watered by a brook which runs through the farm, and the arable land is in good order and will carry sheep. There is an excellent supply of water from a spring close to the premises. The whole property is exceedingly well situated, and is approached by good roads. It affords good opportunities for sport, being in the centre of the Essex Union Hunt, and there is good partridge shooting.

G.B. HILLIARD & SON are instructed by the Executors of the late Mr. Thomas Blyth to offer the above by AUCTION, at the Mart, Tokenhouse Yard, London, E.C., on Monday, June 29th, 1903, at 2 o'clock precisely.—Particulars and conditions of Sale may be obtained of Messrs. WOODARD, HOOD and THORNE, Solicitors, 6, Billiter Street, E.C.; Billericay, and Southend-on-Sea; of Messrs. RIVINGTON & SONS, Solicitors, 1, Fenchurch Buildings, E.C.; at the Mart, Tokenhouse Yard, E.C.; and of the Auctioneers, Chelmsford.

Sale at the Mart, on June 18th, at 12 o'clock precisely.



SURREY (in the lovely neighbourhood between Redhill and East Grinstead, and only about 24 miles from London).—A valuable Freehold LANDED ESTATE of 761 acres, with a picturesque old Manor House of the XVIIth Century, known as "Crowhurst Place," beautifully situate on rising ground, and containing several finely-pannelled oak rooms. The Land is conveniently divided into farms with good houses, buildings, and cottages. It is nicely-timbered, affords excellent shooting, and possesses upwards of three miles of road frontage with water mains laid therein, so that it is capable of easy and profitable development.—Mr.

HARRIE STACEY will SELL the above valuable ESTATE by AUCTION, at the Mart, E.C., on Thursday, June 18th, 1903, at 12 noon precisely, in four or more Lots.—Particulars of Messrs. ASHURST, MORRIS, CRISP & CO., 17, Throgmorton Avenue, E.C.; and of the Auctioneer, Redhill and Reigate.

YORKSHIRE (North Riding Moors, Whitby, and Pickering Line).—To be SOLD by Private Treaty, Freehold Detached HOUSE, containing entrance hall, three reception, five bedrooms, bathroom, lavatory, w.c., good domestic offices; stabling (three stalls), large out-buildings, garden, well-stocked fruit trees, tennis lawn, and about eighteen acres grass and picturesque woodland; hunting with two packs; trout fishing, rabbit shooting; nearest golf links six miles.—Particulars JONSON, Levensham, Pickering.

NEW FOREST.—To LET for a year or longer, Furnished, a unique gentleman's RESIDENCE, charmingly situated in its own grounds, which are beautifully timbered, and overlooking park, containing fifteen bed and dressing rooms, double drawing room, dining room, study, and the usual domestic offices; walled-in stableyard, with stabling for seven horses, lock-up coach-house and shed, also two cottages (one occupied by gardener); walled-in kitchen garden, with orchard house, vinery, and plant house; also ornamental lodge entrance. Two miles from station on main line, and close to post and telegraph office. A family of young children objected to. Rent £500 per annum.—Apply W. A. GHRINES, House Agent, Ringwood.

OATLANDS PARK (Walton-on-Thames).—The beautiful and picturesque BEECHWOOD ESTATE is now in its prime. It has been laid out in plots for building purposes, and will be LET on Lease for 1,000 years, or SOLD in fee. The land is well timbered with several varieties of handsome well-grown trees, and is situated on high ground near St. Mary's Church, between America Road, St. Mary's Road, and Church Road, in the Parish of Oatlands, being about ten minutes' walk from Walton Railway Station and the golf links, and one-and-a-half miles from the river; gravel soil; sewers, gas, and water mains are laid. Convenient, picturesque, and well-built Houses are for Sale either in fee or on Lease.—Apply to Messrs. CRICKMAY & SONS, Architects and Surveyors, 13, Victoria Street, Westminster, S.W.

YORK.—To be LET, Unfurnished, on Lease, from September, comfortable well-built HOUSE, in excellent repair; entrance hall, four sitting, ten bed and dressing rooms, bathroom, servants' hall, and good offices; inexpensive garden (about one acre) and some glass; paddock (about two acres), with buildings and pigsty; stabling for four and coach-house. One-and-a-quarter miles from York Station. Rent £150.—Apply by letter in first instance, "W. G. E.," 44, Coney Street, York.

SALES BY AUCTION.

MESSRS. BIDELOW & BLENCOWE.

ESSEX.—THE LOVELANDS ESTATE, Belchamp St. Paul, on the Suffolk border, three and seven miles respectively from the Market Towns of Clare and Sudbury, comprising a very pleasant old-fashioned creeper-clad Farm Residence, with pleasure and fruit gardens, capital agricultural buildings, six cottage tenements, and 208 acres of fertile arable pasture, and woodland, in a good state of cultivation, in the occupation of the Exors. of Mr. Robert Smith, with possession at Michaelmas next.—Messrs.

BIDELOW & BLENCOWE are instructed to **SELL** by AUCTION, at the Rose and Crown Hotel, Sudbury, on Thursday, June 25th, 1903, at 4 p.m., the above attractive Residential Farm, Freehold (with small exception) and land-tax redeemed, in one Lot.—Particulars and conditions of Sale may be obtained of Messrs. MEYNELL & PEMBERTON, Vendors' Solicitors, 30, Old Queen Street, Storey's Gate, Westminster, London, and of the Auctioneers, Bury St. Edmund's.

BOXFORD (Suffolk).—First-class small landed investment.—Messrs.

BIDELOW & BLENCOWE are instructed by the Trustees to **SELL** by AUCTION, at the Rose and Crown Hotel, Sudbury, on Thursday, June 25th, 1903, at 4 p.m., THE LODGE FARM, situate at Boxford and Hadleigh Hamlet, between Sudbury and Hadleigh, and comprising good modern Farm-house and premises, 25 comb steep maling, now used for farm purposes, and 74a. 3r. 12p. of good mixed soil arable and pasture land, Freehold with exception of ten acres, in the occupation of Mr. G. Robinson, under a lease for seven years, from 1898, at the rent of £75 per annum.—Particulars and conditions of Sale of Messrs. G. B. LAURENCE & Co., Vendors' Solicitors, 19, Lincoln's Inn Fields, London, W.C., and of the Auctioneers, Bury St. Edmund's.

SUFFOLK.—Small Freehold RESIDENTIAL PROPERTY, situate in the parishes of Hadleigh Hamlet and Polstead, four miles from the market town of Hadleigh, eight from Sudbury, twelve from Colchester, and about a mile from the small town of Boxford, known as ELM LODGE, comprising a modern well-appointed Residence of neat brick and slate elevation, containing good dining and drawing rooms, eight bed and dressing rooms, and offices; pleasure and fruit gardens; riding stabling, a capital set of farm-premises, and small farm-house, occupied as cottages, and 20a. 1r. 27p. of highly productive paddock and arable land.—Messrs.

BIDELOW & BLENCOWE are instructed by the Trustees for SALE of Mr. Joseph Tilden, deceased, to **SELL** by AUCTION, at the Rose and Crown Hotel, Sudbury, on Thursday, June 25th, 1903, at 4 p.m., the above attractive Estate, with possession at Michaelmas next, on completion of purchase.—Particulars and conditions of Sale of J. W. GREENE, Esq., Vendors' Solicitor, Bury St. Edmund's, and of the Auctioneers, Bury St. Edmund's.

SUFFOLK (Stradishall, Wickhambrook, and adjoining parishes; about six miles from the market towns of Haverhill and Clare, ten miles from Newmarket, and eleven miles from Bury St. Edmund's).—A valuable AGRICULTURAL ESTATE extending to 709a. 2r. 16p. of very fertile arable, pasture, and woodland, in a good state of cultivation, and offering thoroughly sound landed investments.—Messrs.

BIDELOW & BLENCOWE are instructed to prepare for SALE, by AUCTION, at the Angel Hotel, Bury St. Edmund's, on Wednesday, July 15th, 1903, at 4 p.m., the above attractive Property, Freehold with small exception, in Lots, as under:

Lot 1.—SEABROOK'S and THREE ASHES FARMS 294a. 2r. 12p. In hand, with possession at Michaelmas next.

Lot 2.—MARK'S FARM, 66a. 3r. 13p. In the occupation of Mr. Clark.

Lot 3.—PEECOCK'S and BRETT'S FARMS, 182a. 1r. 23p. In hand, with possession at Michaelmas next.

Lot 4.—ATTLETON GREEN, 172a. 3r. 11p., in the occupation of Mr. J. L. Isaacson.

Lot 5.—DWELLING HOUSE, late the Crown Inn, adjoining House, farm-premises, and 12a. 2a. 4p., in the occupation of Mr. Woollard.

Lot 6.—A BLOCK OF PROPERTY in Stradishall Village. The village shop, post office, malting, six cottages, and accommodation land 8a. 0r. 6p., in the occupation of Mr. W. Savage and his sub-tenants.

Lot 7, 8, 9, 10, and 11.—Accommodation Lands, Cottages, and Small Holding, 27a. 2r. 27p.

Lot 12.—Twelve-and-a-half Rights on Stradishall Marsh.

Further particulars in future papers, of Messrs. COLLYER-BRISTOW & Co., Vendors' Solicitors, 4, Bedford Row, London, W.C., and of the Auctioneers, Bury St. Edmund's.

ALPHETON (Suffolk).—Valuable Freehold ESTATE, situate by the old Turnpike Road, midway between Bury St. Edmund's and Sudbury, and about three miles from Lavenham and Cockfield Stations, G.E.R., comprising the Elms and Mansers Farms, and about 160 acres of sound and productive arable and pasture land, in a capital state of cultivation having been well farmed for many years by the late deceased owner.—Messrs.

BIDELOW & BLENCOWE are instructed to **SELL** by AUCTION, at the Angel Hotel, Bury St. Edmund's, on Wednesday, July 15th, 1903, at 4 p.m., the above desirable Freehold Farm, containing a capital modern homestead, four cottages, and 142a. 0r. 21p. of good and productive arable and pasture land, in the occupation of Mr. Philip Newton, and offering a first-class landed investment.—Further particulars in future papers, of JOHN PEEB, Esq., Vendors' Solicitor, Whittlesea, and of the Auctioneers, Bury St. Edmund's.

THE WINDOLPH'S ESTATE (Hawkesdon and Stansfield, Suffolk, five miles from Clare, ten from Bury St. Edmund's, and twelve from Newmarket).—Messrs.

BIDELOW & BLENCOWE are instructed by the Trustees to **SELL** by AUCTION, at the Angel Hotel, Bury St. Edmund's, on Wednesday, July 15th, 1903, at 4 p.m., the above desirable Freehold Farm, containing a capital modern homestead, four cottages, and 142a. 0r. 21p. of good and productive arable and pasture land, in the occupation of Mr. Philip Newton, and offering a first-class landed investment.—Further particulars in future papers, of JOHN PEEB, Esq., Vendors' Solicitor, Whittlesea, and of the Auctioneers, Bury St. Edmund's.

By order of the Trustees of the late John Grant, Esq.
LEIGHTON BUZZARD AND LINSDALE, BEDS AND BUCKS.

HEATH FARM (on the outskirts of the town of Leighton Buzzard; 60 acres of light market garden land, also six acres of building land, with frontages to Heath and plantation roads).—Valuable PREMISES, with dwelling house and spacious warehouses, occupied by Messrs. Fellows, Morton and Co., with private quay on the Grand Junction Canal, and six loose boxes, Let to Watkins Bros. Two smaller Wharfedale Premises, with frontage on canal, Linsdale. Three Freehold Building Estates, from two to fourteen acres, fronting main roads in Linsdale, and 40 Lots of Building Land, adjoining and fronting Leighton Buzzard Station, L. & N.W. Ry. main line.

WING (Bucks).—Builder's yard, dwelling house, cottages, and land, in main road, Let to Hamerton.

WILSTONE (Herts).—Baker's shop, post-office, and grass field, Let to Hanwell.—Messrs.

DRIVER, JONAS & CO. will **SELL** by AUCTION, the above valuable Freehold PROPERTIES, at the Swan Hotel, Leighton Buzzard, on Friday, 19th June, at 2 o'clock precisely, in 54 Lots.—Particulars of Messrs. PARKES, BLYTH, and HUXTABLE, Solicitors, 11, St. Helen's Place, E.C., and of Messrs. DRIVER, JONAS & Co., Surveyors, Land Agents, and Auctioneers, 23, Pall Mall, S.W.

SURREY.—SHERE and GOMSHALL.—Outlying portions of the NETLEY ESTATE, in all 127 acres, comprising charming Freehold Sites for Residences in Engle and other woods. Lockhurst Hatch and Burnhouse Farms of 35 acres each, overlooking Hurt Wood; fourteen plots of building land, fronting main road, Holmbury St. Mary; also a valuable Building Estate of 22 acres, adjoining the Shere Station; and other properties, all having a deep sandy loam, standing high, with southern views.—Messrs.

DRIVER, JONAS & CO. (in conjunction with Messrs. WHITE & SONS), will **SELL** the above by AUCTION, at the Mart, Tokenhouse Yard, London, on Tuesday, 23rd June, at 2 o'clock precisely, in 22 Lots, unless previously disposed of by Private Contract.—Particulars of Messrs. JULL & GODFREY, Solicitors, 23, Queen Anne's Gate, Westminster, S.W.; of Messrs. WHITE & SONS, Land Agents, Dorking; and of Messrs. DRIVER, JONAS & Co., Surveyors, Land Agents, and Auctioneers 23, Pall Mall, S.W.

IN THE WARWICKSHIRE HUNT, and within easy reach of the Bicester, Heythrop, and North Cotswold meets.—An old County Family RESIDENCE of three sitting rooms, ten bed, and five dressing rooms, eight servants' bedrooms; stabling for twelve horses; gardens and pleasure grounds, surrounded by park-like lands of about seventeen acres; shooting over about 1,720 acres. To be LET on Lease to a tenant making requisite outlay.—Apply Messrs. DRIVER, JONAS & Co., Land Agents, etc., 23, Pall Mall, London.



A CASTELLATED RESIDENCE, recently erected at great cost, stone-built, perfect in arrangement and design, and containing every modern comfort, including four grand reception rooms, billiard room, winter garden, magnificent ballroom, 23 principal bedrooms, besides servants'; delightfully situate on the picturesque limestone formation, well above good trout river, and commanding delightful views of the varied vale and mountain scenery of South Wales around, and of the well-matured and romantic gardens, in all 400 acres, with rabbit warren, and wildfowl and other shooting.—For SALE by Messrs. DRIVER, JONAS & Co., 23, Pall Mall, London, S.W.

EASTERN PYRENEES.—CHATEAU DE CASTELL'NOU, TO THOSE WINTERING ABROAD.

A GRAND 10TH CENTURY STRONGHOLD. Roofed above the Mediterranean, with views to the Gulf of Lions. Thoroughly restored by late owner, and to be SOLD, Furnished, as left by him at his death, for the moderate sum of £2,500, to include the whole of the valuable carved and old artistic furniture; also vineyard, olive grove, and gardens, in all ten acres.—Sole Agents, Messrs. DRIVER, JONAS & Co., Surveyors, Land Agents, and Auctioneers, 23, Pall Mall, London, S.W.

MALVERN.—In this lovely neighbourhood, to LET, Furnished, for the Summer months, a VICARAGE RESIDENCE, containing four sitting rooms, six bedrooms, usual offices; charming views. From 3 to 4 guineas, according to term.—Apply PALMER & Co., Estate Agents, Hereford.

HAMPSTEAD (Froggnal).—Charming old-fashioned detached HOUSE to be SOLD, Freehold. Stands in large grounds, well stocked with fruit and flowers.—Apply GREVILLE and Co., Solicitors, 63, Haymarket, S.W.

RIVER SEASON



BETWEEN WINDSOR AND TAPLOW.—To be LET, Furnished, a lovely old-fashioned Elizabethan Family MANSION, standing in its own well-wooded walks; lakes and pleasure grounds; extensive stabling, coachman's cottages, and lodges; about 200 acres in all. Contains inner and outer halls, six reception rooms, nineteen bed and dressing rooms, bathroom (h. and c. supplies); tennis and croquet lawns, large kitchen garden, orchards.—Apply Messrs. COOPER, WILSON & COOPER, Limited, Maidenhead.

CARMARTHENSHIRE (one-and-a-half miles from station, four from county town).—Exceedingly attractive Freehold COUNTRY RESIDENCE, situate amidst delightful scenery of woodland, river, and mountain; four reception, eleven bed and dressing rooms, bath; stabling for four, out-buildings, two cottages; eight acres charming grounds, gardens, and woodland; exclusive salmon, sewin, and trout fishing. Inspection invited.—JOHN M. LEEDEY & SON, Land Agents, Swansea.

KESWICK.—To LET for August, HEADMASTER'S HOUSE; three reception, nine bedrooms; plate, linen.—Apply Rev. CECIL GRANT, Keswick.

KESWICK.—To LET for August, GRETA HALL; most historically interesting House in Lake District; garden; stabling; fine view.—Apply Rev. CECIL GRANT, Keswick.

TO BE LET. Furnished, for July or August, a well Furnished RESIDENCE in grounds of eight acres; seven bedrooms, large dining and drawing rooms, smoking room, large reception hall, bathroom (hot and cold water), three w.c.'s, good kitchen, and offices; tennis and croquet lawns; gardener left. Winchfield Station (L. & S.W. Ry.) one-and-a-half miles; church, post-office, and golf links about one mile. Terms 12 guineas per week.—A. PIPON, Winchfield, Hants.



TO BE LET, or a short term of years, Furnished or partly Furnished, CREWE HALL, Cheshire. The House, which mainly dates from James I., and was restored by E. Barry after a fire in 1866, stands retired in a park over 700 acres, one-and-three-quarters miles from Crewe Station, with an unequalled train service to all parts. It contains eight reception rooms, four other sitting rooms, 26 principal bedrooms, and dressing rooms, four bathrooms, and offices, which have lately been remodelled on the most modern system, and is provided with the newest sanitation, with electric light and gas, and a private P.O. telephone. There is good stabling for 27 horses, and the best meets of the Cheshire and North Stafford hounds are within easy reach. The gardens and glasshouses are extensive, and the grounds, which are of great beauty, are ornamented by a lake of 61 acres. Land, pasture, or tillage may be let with the House at the option of the tenant. The shooting of the coverts and over an area of about 6,000 acres, to which a further area over 5,000 acres, including more than 600 acres of exceptionally attractive coverts, may be added, making a total area of 11,000 acres, including nearly 900 acres of coverts.—Apply W. McCracken, Englesea House, Crewe.

BISHOP'S STORTFORD (Herts; one hour from London).—The attractive Freehold RESIDENCE, known as "Emery House," with gardens, grounds, and stabling; in high and healthy situation, overlooking the town. The Residence is substantially built of brick and slate, and conveniently arranged, with conservatory attached. The gardens and grounds are well timbered with Oak trees and other ornamental timber, and comprise pleasure garden, tennis lawn, orchard and kitchen garden; detached stabling for two horses, the whole containing an area of about 1a. 1r. 20p. Possession on completion of purchase. The Sale affords an opportunity of acquiring a Residence inexpensive to maintain in this favourite district, within easy reach of London, with good service of trains.—Messrs.

J. CARTER, JONAS & SONS will offer the above for SALE by AUCTION at the George Hotel, Bishop's Stortford, on Thursday, the 25th of June, 1903, at 4 o'clock precisely.—Particulars and Conditions of Sale, with plan and photo., may be obtained of Messrs. GINN & MATTHEW, Solicitors, Cambridge, and Messrs. J. CARTER, JONAS & SONS, Auctioneers, Land Agents and Surveyors, Sun Fire and Life Offices, Cambridge.



ON THE CHILTERNS (within easy reach of the noted Huntercombe and Ewelme Golf Links).—The "HOWE ESTATE," Watlington, Oxon, about two miles from Watlington Station, and eight miles each from Henley and Wallingford, including CHOICE PRIVATE RESIDENCE, farm-house, two sets of farm-buildings, four cottages, and about 222 ACRES of productive arable, pasture and woodlands. Will be SOLD by AUCTION, in one or more Lots (if not previously sold by Private Treaty), at the Red Lion Hotel, High Wycombe, Bucks, on Friday, June 19th, at 4 o'clock precisely.—Particulars and plan of NICHOLAS, DRIVER & Co., The Auctioneers, Blagrove Street, Reading; 43, Pall Mall, S.W.; and Tunbridge Wells.

TO BE LET, Furnished, for one, two, or three months, charming old-fashioned RESIDENCE, at Staplehurst; lovely secluded grounds of about three acres, with tennis court, croquet lawns, etc.; eight bed, three dressing, and four reception rooms; stabling, and use of horse and carriage.—NORMAN and SON, 34, King Street, Cheapside, E.C.

HOUSE-BOAT ON THAMES.—For SALE or to be LET for the Season. Beautifully appointed and furnished throughout; sleeping accommodation for eight; dinghy, skiff, piano, etc. Price complete, £250, or rent for Season, 50 guineas.—To view, apply to NORMAN & SON, 34, King Street, Cheapside, E.C.

MESSRS. ARTHUR RUTTER & SONS, CAMBRIDGE AND BURY ST. EDMUNDS.

Charming Bijou Residence. 42 acres, grounds and paddocks.
One hour from London.



£8,500.—HERTS (borders of).—For SALE, with possession, the above picturesque small RESIDENCE; three reception, nine bed and dressing rooms, three menservants' rooms; magnificent paddocks, grandly timbered; stabling for thirteen; boxes and yards in addition; model dairy, farmery, etc. An ideal Property. Strongly recommended.—Particulars of the Owner's Agents, Messrs. ARTHUR RUTTER & SONS, Cambridge. (1570.)

£1,200 ONLY.—SUFFOLK.—Quaint COTTAGE RESIDENCE; six bedrooms; two reception rooms; large garden; stabling; every convenience; boating, fishing, hunting, and shooting in neighbourhood.—Messrs. ARTHUR RUTTER & SONS, Cambridge. (1562.)

FOR SUMMER MONTHS.

BEDFORDSHIRE.—Delightful Jacobean RESIDENCE; 12 bed and dressing rooms; four reception rooms; beautiful grounds of five acres; magnificent views. Horses and carriages left. About 15 guineas per week.—Messrs. ARTHUR RUTTER & SONS, Cambridge.

BY ORDER OF EXECUTORS.

SURREY (in the midst of some of the finest scenery in the Home Counties, in close proximity to the famous Litch Hill, in the parishes of Newdgate and Charlwood).—The singularly choice Freehold RESIDENTIAL ESTATES, comprising:

- | | | | | |
|---|----------|-----|----|----|
| LOT 1.—Oakleys and Old Newdgate Place, a modern family Residence, with lodge entrance, old-fashioned farm-house, modern farm-buildings, and finely-timbered park-like meadow and woodland | A. R. P. | 193 | 3 | 12 |
| LOT 2.—Park-like meadow and woodland adjoining the Village of Newdgate, with an excellent site for the erection of a country house | 38 | 1 | 7 | |
| LOT 3.—New House-Farm. Old-fashioned farm-house, modern farm-buildings, meadows and woodland | 107 | 2 | 26 | |
| LOT 4.—Dukes Wood. Meadow and arable land. Freehold Sporting Estate | 103 | 1 | 36 | |
| LOT 5.—The Glovers. Old-fashioned modernised Residence, with extensive pleasure grounds, excellent stabling and buildings, meadow and woodlands (including the well-known Glovers Wood) | 278 | 3 | 10 | |
| LOT 6.—Page Wood. Old-fashioned Farm-house, cottage, meadow, and woodland, close to the village of Charlwood, with an exceedingly fine building site | 63 | 0 | 17 | |
| LOT 7.—Two enclosures of park-like meadowland, affording an excellent site for the erection of a country house | 25 | 0 | 13 | |
| LOT 8.—Welland. Two enclosures of meadowland, with extensive building frontages to the main road | 21 | 2 | 30 | |
| LOT 9.—Enclosure of accommodation land adjoining the village | 9 | 3 | 39 | |
| LOT 10.—Part of Boothlands. Meadow and woodland, suitable for the erection of one or more country residences | 33 | 2 | 9 | |
| LOT 11.—Part of Cider Mill. Meadow and woodland, affording an excellent building site | 15 | 1 | 20 | |
| LOT 12.—Part of Cider Mill. Accommodation grass land | 25 | 2 | 17 | |
| LOT 13.—Cider Mill. Old-fashioned Residence, two cottages, buildings, and land | 27 | 3 | 12 | |
| LOT 14.—North Part of Cider Mill Farm. Meadow and woodland, with an exceedingly fine building site adjoining the main road | 51 | 1 | 6 | |

MESSRS. KING & CHASEMORE have received instructions from the Executors of the late G. O. M. Herron, Esq., to SELL by AUCTION the above very desirable Properties at the Mart, Tokenhouse Yard, London, E.C., on Monday, July 6th, 1903.—Particulars, views, plans, and Conditions of Sale may be obtained of Messrs. CAVE & CO., Solicitors, 29, Eastcheap, London, E.C.; J. HATCHARD SMITH, Esq., F.R.I.B.A. Architect and Surveyor, 41, Moorgate Station Buildings, London, E.C.; and at Epsom; and of Messrs. KING and CHASEMORE, Auctioneers, Horsham, Sussex.

TO BE LET, yearly or for a term, Unfurnished, with Shooting over 2,000 or 4,000 acres, including some excellent covers. "Hopton Hall," near Wirksworth, Derbyshire, within easy reach by rail of Manchester, Derby, Nottingham, and other large towns, containing twelve principal, seven secondary, and nine servants' bedrooms, two bathrooms, good hall and reception rooms, billiard room, housekeeper's room, servants' hall, large kitchen and offices; stabling for eight. Water and drainage good.—Apply to G. J. BROWN & SON, 34, Great George Street, Westminster, S.W.

GUY'S CLIFF LAWN, WARWICKSHIRE.

THIS large and desirable RESIDENCE is situated in the most charming part of Leamington, and is to be LET immediately. The House stands in its own grounds, and contains entrance hall, three reception rooms, bathroom, six best bedrooms, dressing room, five bedrooms, four servants' rooms, two domestic offices; there is also commodious stabling, coach-house, and coachman's cottage.—For further particulars and an order to view, apply H. C. GODFREY-PATON, Land Agent, Warwick.

TO BE LET.—Furnished, charming old-fashioned COUNTRY RESIDENCE, beautifully situated, overlooking the Vale of the Usk, amid grand mountain scenery; three reception rooms, five bedrooms, four servants' rooms, bath (h. and c.), etc.; stabling; lovely old flower and kitchen gardens; perfect drainage and water supply. Rent £88s. per week. First-class neighbourhood. Excellent hunting, shooting, salmon fishing, and golf.—Apply TOMKINS & CAPPER Estate Agents, Abergavenny.

WANTED.

WANTED TO RENT. Unfurnished, or purchase, a good COUNTRY RESIDENCE, in a hunting neighbourhood, preferably on the borders of Buckinghamshire or Northamptonshire, surrounded by about 30 or 35 acres of land. It is essential that the house should be in good order, and contain about twelve bedrooms, with the usual reception rooms and domestic offices. Possession September.—Full particulars to be sent in the first instance to "J. P., 1, Cockspur Street, S.W."

WANTED. At June or September, an old-fashioned RESIDENCE HOUSE, in good order, containing three or four reception rooms and hall, seven or eight bedrooms, and offices; house must stand well back from road; stabling for four or five horses; five to fifteen acres of land, including garden; borders of Berks, Wilts, and Oxon preferred. Rent £100 to £150. Price £2,000 to £3,000.—Apply "H. C. N., 1, Cockspur Street, London, S.W."

SHOOTING WANTED IN ESSEX. with Furnished Lodge, or near hotel. The shoot required must be about 1,000 acres, and not over 40 minutes from Liverpool Street.—Full particulars, with bag, inclusive rent, etc., to "H. D. N., 1, Cockspur Street, S.W."

WANTED.—Cirencester or other good hunting neighbourhood (Glos. or Wilts preferred).—A compact little ESTATE, with a good Residence, containing three or four reception rooms, eight to fifteen bedrooms, and 50 to 300 acres of land. Price about £600 to £1,000, but more might be paid according to amount of land. Immediate possession not essential. Please send particulars to "Lady," c/o COUNTRY LIFE OFFICES, 20, Tavistock Street, Covent Garden, W.C.

WANTED TO BUY. within two hours of London, an ESTATE of from 500 to 700 acres, with a good House containing fifteen bedrooms. Purchase price not to exceed £25,000. The whole property must be in good order and in a residential district, and fully one mile from the borders of any town. Messrs. KNIGHT, FRANK & RUTLEY, the Advertiser's Agents, will look over any estate likely to suit.—Particulars should be sent to their Offices, 9, Conduit Street, London, W.

FISHING WATER WANTED.—A select Angling Society wish to acquire the Right of Fishing (either river or lake), within 50 miles of London. Particulars are invited as to situation, kind of fishing to be obtained, with character of water; also rent, which must be moderate, period of lease.—Write "H., c/o Housekeeper, 63, Fincharch Street, London."

WANTED TO RENT. small COUNTRY HOUSE, Unfurnished; three reception, seven or eight bedrooms, Yorkshires, North Riding preferred. Must not be on clay.—MAXWELL JACKSON, Salby House, Leamington

WANTED. by an Officer (Captain), returned from service in South Africa, a POST as Private Secretary, Agent, Steward, or Companion, or Outdoor Work. Excellent testimonials.—Apply Captain "L., c/o Messrs. HOLLYN'S Library, Twickenham, Middlesex.

RESIDENTIAL ESTATE.—Wanted to purchase 5,000 to 20,000 acres; moderate-sized MANSION in good structural and decorative repair; Estate well kept up; good shooting and hunting essential; good fishing desirable. Owners or their Solicitors only are invited to reply, when client's name will be communicated.—Apply to Messrs. F. S. BREKTON and SON, Architects and Surveyors, 292, High Holborn, London.

HUNTING BOX Wanted, to Rent or Purchase, Furnished or Unfurnished, within driving distance of Kemble Junction (near Cirencester), for next September; medium size, standing in own grounds; stabling for at least eight horses; no other district will do.—Please send particulars to "Hunting Box," Box 726, WILLING'S, 125, Strand, London, W.C.

WANTED TO RENT (Gloucestershire or neighbouring Counties preferred), a COUNTRY RESIDENCE, standing high; containing seven bedrooms, bathroom, and three reception rooms; within two miles of a good station, and near a good town; a little grass and desirable. Rent £100.—Particulars to Messrs. BRUTON, KNOWLES & CO., Albion Chambers, Gloucester.

HISTORICAL OR VERY OLD-FASHIONED RESIDENCE, with appropriate grounds, wanted to purchase. The accommodation and area is of secondary importance, but the House should contain some interesting oak panelling and a large hall would be a special inducement.—Please communicate in first instance with "E. R., c/o COUNTRY LIFE, 20, Tavistock Street, Covent Garden, W.C."

WANTED.—SPORTING AND RESIDENTIAL ESTATE to purchase immediately, up to about £50,000, by a nobleman who has just realised another property. In any district about three hours of London, not less than 1,000 acres (larger area preferred), with fair mixed shooting. Good spacious Mansion, with about 20 bedrooms or more. A river much liked, but not essential.—Send particulars immediately to "In Town," c/o JOHN D. WOOD & CO., 6, Mount Street, London, W.

WANTED. from September next, Furnished HOUSE in the country, on sandy or gravel soil, in bracing atmosphere, and near a first-class golf course; south, or mid-southerly district, with good educational facilities preferred; three or four sitting rooms, billiard room, twelve to fifteen bedrooms; small park; fishing and rough shooting desirable; stabling and two or three cottages; House must be in good condition; good residential district preferred, but not necessarily within easy reach of London. Advertiser would prefer to take House, Furnished, for a short term, with option of extended lease, Unfurnished. Rent £250 to £300 a year.—Reply, stating all particulars, and, if possible, with photos. of House, to "W. L., c/o H. E. WARD, Esq., "Birch House," Worksop, Notts.

WANTED. Furnished HOUSE, two months, at or near seaside; about eight bedrooms; tennis lawn.—Write "D., 43, St. John's Wood Park, London."

HIGHLAND SPORTING ESTATE.

WANTED TO RENT (with option of PURCHASE preferred), a good all-round SPORTING ESTATE, from 10,000 to 20,000 acres, in a bracing climate, where the scenery is wild, and sport thoroughly good, including salmon fishing in August and September. The lodge to be moderately good; water supply must be good and ample; drainage to be in good order.—Full and detailed particulars as to rent, acreage, bag for the last three years, distance from nearest railway station, doctor, and post office, etc., to be sent to Messrs. NICHOLSON, PATTERSON & FREELAND, 2, Prince's Street, Storey's Gate, Westminster.

£430 FREEHOLD.—Splendid old-fashioned Country HOUSE with eleven large rooms, good out-buildings, and beautiful garden; near river; good fishing; healthy resort.—Apply owner, Mrs. LANE, "Ashbrunham House," Swavesey, Cambridge.

OLD-FASHIONED COUNTRY HOUSE to LET, Furnished, ten miles from London, on main line, B. & S.E. Ryss., seven miles' walk from station, excellent train service; four reception, eight bedrooms, bathroom (h. and c. water); electric light throughout; beautiful old garden, summerhouse, croquet and tennis lawns; stabling for three horses; sanitary conditions perfect.—Address "K. D., c/o J. W. VICKERS, 5, Nicholas Lane, E.C."

ABERDEENSHIRE.—To be SOLD, the magnificent RESIDENTIAL, SPORTING AND AGRICULTURAL ESTATE OF DUNECHT. The above Estate is to be exposed to Public ROUP, within Mr. DOWELL'S Rooms, No. 18, George Street, Edinburgh, on Wednesday, 29th July, 1903, at 2 o'clock afternoon, if not previously Sold privately. The Mansion House, the chapel, and other chief features of which were designed by the late Geo. E. Street, A.R.A., is a stately residence, containing about 100 rooms. It is lit with acetylene gas, heated throughout with radiators well supplied with water, and the sanitation is perfect. It is surrounded by beautiful policies, 400 acres in extent, and is approached by three avenues, with suitable lodges. The domestic arrangements are modern, ample and commodious, and the stable block, beautifully screened from the mansion house, comprises stables of nineteen stalls and two loose boxes, with a large coach-house and ample accommodation for coachman and grooms; the gardens are walled and productive, and extend to five acres, including a considerable range of glass-houses. Within the policies, hidden from yet quite close to the mansion house, is another desirable Residence, known as "Craigalach," recently modernised, and containing twelve rooms and ample office accommodation. The Estate extends to about 8,832 acres, and consists principally of arable land, divided up into farms and crofts of convenient size with suitable steadings, and all let to substantial tenants. The farm-buildings are all in first-class order, having recently been almost entirely rebuilt at a cost of at least £50,000. The low ground shooting is excellent, and there is a moor of 1,600 acres, which yields fair sport in grouse. There is fairly good trout fishing, and the Estate shares with a neighbouring one the right to a beautiful loch of 300 acres. There are two villages on the Estate, with post and telegraph offices, and the nearest railway stations are Kintore, seven miles distant, on the main line of the Great North of Scotland Railway, and Drum, nine miles distant, on the Deeside Railway. The City of Aberdeen is distant from the Mansion House twelve-and-a-half miles by Turnpike Road. The Rental, including the Mansion House and Shootings at their assessed value amounts to £5,770, and the Burdens may be stated at £803 3s. 10d.; Upset Price, £140,000.—For further particulars, apply to Messrs. DAVIDSON and GARDEN, Advocates, 12, Dee Street, Aberdeen, with whom are the Title Deeds and Articles of Roup.

SOUTH WALES (in fine Hunting and Sporting District).—For SALE, choice Freehold COUNTRY PROPERTY, on high ground, overlooking River Tivy; comprising modern Residence (12 principal rooms); stabling, outbuildings, two cottages; grounds of three acres; picturesque and healthy country.—JOHN M. LEEDER & SON, Land Agents, Swansea.

DARTMOOR (near).—Furnished HOUSE to LET, from now to October; contains three or four sitting, seven bed and dressing rooms (twelve beds), servants' hall, offices; stabling; trout fishing; shady gardens, tennis court. Rent £75 to £100.—Apply to Mrs. "W., 84, Lennam Gardens, W."

NORTHAW (near Potters Bar).—The attractive Freehold RESIDENCE known as "West Hall," about two-and-a-half miles from Potters Bar Station on the G. N. Ry., containing three reception rooms, ten bed and dressing rooms, fitted bathroom, and domestic offices; detached stabling for three horses; well timbered pleasure grounds, large lawn, excellent fruit and vegetable garden, and paddock, in all about three acres.—For SALE by AUCTION by HAMPTON & SONS, on June 23rd (unless previously Sold by Private Treaty).—Offices, 1, Cockspur Street, S.W.
N.B.—The excellent Household Furniture, Pictures, China, etc., will be sold on the premises early in July.

LEICESTERSHIRE.—For SALE or to LET, Unfurnished, on yearly tenancy or Lease, the conveniently-placed HUNTING BOX, known as "Kirby Hall," situated close to the well-known Kirby Gate Meet, three miles from Melton Mowbray, within half-a-mile of Asfordby Station, nearly in the centre of the Quorn, and in easy reach of the principal meets of the Belvoir, Cottesmore, and Mr. Fernie's bounds. Four large reception rooms, fifteen bedrooms, two bathrooms, three w.c.s, housekeeper's room, servants' hall, butler's pantry, good kitchens, cellars, and other domestic offices; stabling for sixteen horses and all the necessary accommodation connected therewith, including a smith's forge.—For further particulars, apply to Messrs. HAMPTON & SONS, 1, Cockspur Street, London, S.W.; or to Messrs. WARNER, SHEPPARD and WADE, Halford Street, Leicester.

TO BE LET OR SOLD. with early possession, an attractive Freehold RESIDENCE, within five minutes' walk of two churches, ten minutes from a railway station, from whence there is a first-class train service to London, which is reached in less than an hour. Good hunting and fishing in the neighbourhood; golf links within two miles. The House contains two entrance halls, three reception rooms, billiard room, nine bed and one dressing room; two lodges, two cottages; stabling for four horses, convenient coach-house, outbuildings, and farmery; attractive pleasure grounds, large kitchen garden, tennis lawns, and paddocks, in all about thirteen acres.—Apply to R. O. DAVIES, Solicitor, Ware, Herts.



GLoucestershire (three-and-a-half miles from Berkeley Road Station).—To be LET, with possession on 29th September next, or earlier by arrangement, a most charmingly-situated COUNTRY RESIDENCE, with model farm, comprising about 50 acres of rich pasture land, situate midway between the cities of Bristol and Gloucester, close to the main road, and in the centre of the Berkeley Hunt. The Residence, which is well arranged and in perfect order, is approached by a long carriage drive, and contains, on ground floor: entrance hall, dining, drawing, and smoking rooms, two kitchen, dairy and other offices; on first floor: six bedrooms, fitted bathroom, etc.; on second floor: billiard room (containing table 10ft. by 5ft.), and two servants' bedrooms; on the south-west of the Property there is a good trout stream, with access from a verandah for boating and fishing; well laid-out grounds, tennis court, kitchen gardens with greenhouse and vinery; stabling for nine horses, coach-house, harness room, with man's living room over. The whole of the farm-buildings are compact, well arranged, and in good repair. An additional 50 acres of pasture land can be rented if desired, also a smaller House (containing three reception, five bedrooms, fitted bath-rooms, and offices, with garden and stable) and two cottages, or the Residence would be let separately.—Apply Geo. NICHOLS, HOWES, YOUNG, ALDER & CO., Estate Agents, etc., 49, Broad Street, Bristol.

MESSRS. F. A. STODART & CO.,
LAND AND ESTATE AGENTS,
Telephone No. 1,576 Holborn. 124, Chancery Lane, W.C.,
Have, among many other charming RESIDENCES,
the following for SALE.

SURBITON.—Detached Freehold RESIDENCE; six bed and dressing, two reception rooms, pretty lounge hall, conservatory, good garden. Luxuriously fitted, and in perfect repair. Close river and station. Price only £1,550.

SUTTON.—Pretty RESIDENCE, situate close to golf links, and one-and-a-half minutes from station. Seven bed, three reception rooms; stabling five horses, and man's room; half acre, chalk soil. Price, Freehold, £2,500.

HAMPTON.—Prettiest HOUSE in Hampton, close to station and river; two-and-a-quarter acres. Six bed and three reception rooms; stabling two horses, coach-house, and man's room. Beautifully laid out grounds. Rent £120 per annum. Price, Freehold, £2,200.

WATFORD.—Freehold Family RESIDENCE, occupying a fine position, close to golf links; seven bed, three reception rooms, large square lounge hall, conservatory; ample space for stabling; tennis lawn. Gravel soil. Rent £175. Price £3,300. Also another, rent £110; price £2,100. Photos.

PINNER.—Charming detached RESIDENCE, standing in one acre; containing six bed and three reception rooms, billiard room, and three bedrooms have lavatory basins with h. and c. water, bathroom, etc.; tennis lawn, kitchen garden, large heated greenhouse, model fowl-house. Perfect condition, and most handsomely fitted. Lease twelve years. Rent £91 8s. per annum. Premium £50.

ESHER.—Beautiful RESIDENCE, standing in about 28 acres; four reception and fourteen bedrooms, and billiard; splendid stabling, lodge, and drive. Price, Freehold, about £27,000.

GUILDFORD.—Handsome RESIDENCE, standing high, in beautiful grounds of two acres; three reception, nine bedrooms; hothouses, etc. Commanding magnificent views; near station and town. Freehold. Price £9,000. Photos.

LEATHERHEAD.—Charming Freehold RESIDENCE, standing in beautifully laid-out grounds of over two acres; Three reception rooms, handsome billiard room, eleven bedrooms; splendid stabling, lodge, vinery, hothouses, etc. The whole in perfect repair, and making a most charming Property. Price £7,750. Photos.

EPSOM.—Beautiful RESIDENCE; containing nine bed, three reception rooms; exceptionally fine stabling; grounds of about three-quarters of an acre. Perfect repair. Price £5,000. Station fifteen minutes.

WANDSWORTH COMMON (near).—Charming RESIDENCE, standing high, in three acres; gravel soil. Three reception, and billiard room, eleven bedrooms; stabling five horses, vinery, conservatory, etc. Close to station. Rent £200. Price, Freehold, £7,200. Photos.

NORWOOD.—Most picturesque RESIDENCE, standing in lovely grounds, one-and-three-quarter acres; three reception, lounge hall, billiard room, six bed, and dressing room; stabling; grounds consist of tennis lawn (two courts), miniature lake and fountain, rustic bridge, water lily ponds. All in perfect repair, and on two floors. Photos, and plans. Price £3,000. Lease 63 years. Ground rent £35 per annum.

For particulars and photos, apply to above.



TO BE SOLD AT A SACRIFICE.

PAIGNTON (South Devon).—Large Modern RESIDENCE for SALE, containing four sitting rooms, large ballroom, or billiard room, seven large bedrooms (many two courts), dressing, bathroom, and smokeroom in tower; a good stabling, two tennis courts, kitchen garden, and gardener's cottage. Splendidly built, admirably adapted for a school, institution, or hydro; fine sea view. Must have cost £10,000, price only £6,000. Must be sold.—Apply "Solicitor," 41, Marlborough Place, Brighton.

TO LET, LOCKS FARM-HOUSE, one mile from Wokingham, from Michaelmas next, Unfurnished, containing dining room, drawing and morning rooms, butler's pantry, servants' hall, kitchen, etc., eight bedrooms, bathroom, two w.c.'s; water from Wokingham Water Company's main; stabling, three stalls, four loose boxes, coachman's rooms over, large coach-house; kitchen garden, lawn tennis court, three pasture paddocks, containing fourteen acres; suitable for Hunting Box; Garth's and Barks and Bucks hunt the district.—Apply H. W. B. BERWICK, Estate Office, Easthamstead Park, Wokingham.

EAST COAST (Norfolk).—To LET, at Barton, well furnished HOUSE, with conservatory and lawn, five bedrooms, bathroom, w.c., three sitting rooms; two minutes from excellent sandy beach; bracing air; good fishing and near Broad. —Apply DUNN Brunswick House, Cambridge.

ARGYLLSHIRE

ARGYLLSHIRE LOCH ECK.—To LET, for the Season, FURNISHED, the MANSION HOUSE of Glenbranter, with shooting and fi-hings.—For further particulars apply to Messrs. BLACK, HONEYMAN & MONTEATH, Writers, 88, West Regent Street, Glasgow.

IRELAND (Co. Wicklow, Seapark, Greystones).—To be LET, handsome Modern RESIDENCE; gate lodge, garden; tennis ground; four sitting rooms, eleven bedrooms, large hall, bath (h. and c. water), ample servants' accommodation; excellent stabling; six boxes; splendid sea and mountain views; few minutes from sea and railway station; golf, tennis, bathing, boating. Photos. on application.—For terms, etc., apply to "K." Roebuck Park, Dundrum, Co. Dublin.

RESIDENCE AND SPORTING.

SPORTING OVER ABOUT 1,000 ACRES (70 cover) in Kent, to LET from 1st August next, with gentleman's Residence, containing three reception and nine bedrooms, bathroom, kitchen, and offices. Good gardens, stabling, etc.—Further particulars and orders to view of VIDLER and CLEMENTS, Land and Estate Agents, Rye, Sussex.

In the High Court of Justice, Chancery Division.
GRAVES v. HENAGAN & GRAVES v. GRAVES.

TORPOINT, in the parish of Antony, Cornwall, within a few minutes of the Torpoint Steam Ferry, which plies across the Hamoaze between Torpoint and Devonport.—The "THANKES ESTATE," comprising the spacious castellated Family Mansion, replete with every modern convenience, lavishly fitted and adapted for the reception of a large establishment, known as "Thankes House," with pleasure grounds, fruit and vegetable gardens, vineries, stabling, and extensive parklands; also all that pleasantly-situated Marine Residence, known as "Gravesend House," with its well-timbered grounds, stabling, and carriage drive, and entrance lodge; also the Freehold Ground Rent, with Reversion, secured on Nos. 1, 2, and 3, Clarence Place, Torpoint, with large gardens; also about twelve acres of building land, ripe for immediate development, the whole Estate embracing an area of about 43 acres, which will be offered for SALE by AUCTION, by

MR. JOHN MARTYN ANDREW (of the firm of ANDREW & SON), with the approbation of his Lordship, Mr. Justice Byrne, the Judge to whom this action is attached, at the Royal Hotel, Plymouth, on Thursday, the 25th day of June, 1903, at 4 o'clock in the afternoon.—Particulars, with plan and conditions of Sale, are being prepared, and may be obtained of Mr. G. J. FOWLER, 2, Old Serjeants' Inn, Chancery Lane, London, W.C., Solicitor; of Messrs. BLATCHFORD, NORTON and SMITH, of 15, Walbrook, London, E.C., Solicitors; of Mr. H. W. WOODFORD, of 14, Red Lion Square, London, W.C., Solicitor; and of the Auctioneer, 42, Cranley Gardens, South Kensington, London, S.W., and 10, Princess Square, Plymouth.

CHOICE, ARTISTIC, GABLED COUNTRY RESIDENCE, borders of Herts, 20 minutes from King's Cross, in beautifully-timbered park of 100 acres, surrounded by similar properties. Stables, laundry, greenhouses, conservatory, etc.; stands high, facing south; unique place. Price, with thirteen acres, £11,000.—"N." 821, Shelley's, Gracechurch Street, E.C.



GLOUCESTERSHIRE (Cheltenham).—**"LYPIATT LODGE,"** a most excellent Residence, and situated in one of the best positions in the town. The House is stone-built, and is approached from main road by carriage sweep, and contains, on top floor, six bedrooms and cupboards; on the first floor, which is approached by two staircases, are six bed and dressing rooms, spacious landing, bathroom (h. and c. water), w.c.; on ground floor, entrance and inner halls, and a noble suite of reception rooms, comprising a fine double dining room, handsome drawing room, communicating with a ballroom or second drawing room, library and cloakroom, two w.c.'s; and in basement, housekeeper's room, servants' hall, butler's pantry, large and light kitchen, scullery, larder, wine and beer cellar; small garden in rear; first-class stabling comprising two loose boxes, double coach-house, harness room, loft, and cottage. The sanitary arrangements throughout are in perfect condition. A rare opportunity.—Apply "234," c/o COUNTRY LIFE, 12, Southampton Street, Strand, W.C.

LEAMINGTON SPA.—To be LET, for six months or longer, from September 1st, a well furnished RESIDENCE, in a nice and elevated position, on the outskirts of the town, comprising three reception rooms, nine bed and dressing rooms, bathroom, and convenient domestic offices; good garden; stabling for three horses.—Apply to COOKES & SOUTHOORN, Estate and House Agents, Leamington Spa.

WALTON-ON-THAMES.—**THE HUT.**—Old-fashioned COUNTRY HOUSE, with modern improvements and in good condition, to be SOLD; excellent garden and paddock; house contains eleven bedrooms, four reception rooms, full-sized billiard room with table, usual offices; conservatory and greenhouse; stabling for two with groom's cottage, in all about six acres; three minutes from station, one mile from River. Freehold. Price £4,250 (or with part only of land, £3,000).—For further particulars and photo, apply AYLWARD and COMBETT, Solicitors, 16, Clifford's Inn, E.C.



NORTH WALES (near Bangor, "Glanaethwy" on the Banks of the Menai Straits).—To be SOLD by Public AUCTION (unless in the meantime an acceptable offer be made) towards the end of July, a lovely detached MARINE RESIDENCE, in a sheltered position; four entertaining, and ten bed and dressing rooms, domestic offices; stabling; electric light (private plant); telephone, sanitary arrangements perfect; charming ornamental ground running down to the beach. Private landing place; good anchorage for yachts; also near the George Hotel, Bangor Ferry, about five acres of valuable building land overlooking the Straits.—Apply, JOHN PRITCHARD and CARTER, Auctioneers and Land Agents, Bangor.

MELLERSH AND HARDING,
AUCTIONEERS AND ESTATE AGENTS.
Offices: 4, Bennett Street, St. James's Street, Piccadilly, S.W.
Telephone No. 5477 Gerrard.



PINNER (near station, L. and N.W. Ry. in this charming part).—To be LET, exquisite little RESIDENCE, splendidly fitted, in perfect order; six bed, bath, three reception, and billiard; lovely matured grounds of about one acre; tennis lawn, kitchen garden. Low rent and premium asked.—Personally inspected and highly recommended by MELLERSH and HARDING, as above.



600 FEET ABOVE SEA LEVEL, facing due south, with extensive views and sheltered on the north; in the lovely district of Hindhead; station two miles.—The above charming RESIDENCE for SALE, standing in old-world grounds of about four acres, well-timbered and attractively laid out; large lavans, kitchen garden, oak woodlands, etc.; ten bed, bath, four reception; full offices; good stabling; cottage. £8,500, Freehold. Inspected and highly recommended.—MELLERSH & HARDING, as above.

NORTH WALES (Bala).—To LET, FURNISHED, for one, two, or three months, a beautifully-situated RESIDENCE, close to Bala Lake, in its own grounds of about four acres; containing drawing room, dining room, hall, conservatory, kitchen, back kitchen, four bedrooms, bathroom (h. and c.), w.c., servants' bedroom; stabling for two, coach-house, and bedroom over stable; garden produce, cow's milk; pony and phaeton if desired; boat on the lake, with fishing.—Apply W. T. JONES, Bryn-y-groes, Bala, N.W.



TO LET, FURNISHED, for about six weeks, from August 1st, picturesque XVIIIth Century RECTORY, beautifully situated on Blenheim Park; windows command exceptionally fine views; stands high; square central hall, nine bed, four reception rooms; tennis ground; stabling, pony cart; railway station ten minutes; seven miles from Oxford; two hours from London.—RECTOR, Woodstock, Oxon.

WARWICKSHIRE (Kineton district).—To be LET for the hunting season, an excellent COUNTRY HOUSE, beautifully FURNISHED, and in perfect order; four reception rooms, seventeen bed and dressing rooms; stabling for ten; more could be had.—For full particulars, apply to Messrs. MERCER & BERRY, Estate Agents, Leamington.

NORTHANTS.—A perfect little HUNTING BOX for SALE, or to be LET, Unfurnished, on Lease. Old House modernised, new stabling for nine horses. Hunting with the Grafon, Pytchley, Bicaster and Warwickshire Packs.—Full particulars from personal inspection of Messrs. MERCER and BERRY, Estate Agents, Leamington.

IN THE BEAUTIFUL SEVERN VALLEY.—For the summer months, COUNTRY HOUSE to be LET. Fishing and boating. Rent to guinea.—Apply Messrs. MERCER and BERRY, Estate Agents, Leamington.

HAMPSTEAD.—To LET, on high ground and sandy soil, excellent semi-detached RESIDENCE; beautiful position, close to the Heath; six bed, bath, three reception rooms; billiard room, kitchen, etc.; fine old garden, well planted; near stations. Rent £200 per annum.—Inspected and recommended by ERNEST OWENS, Finchley Road (L. and N.W. Ry.) Station, N.W. Telephone 140 Hampstead.

FARMS.—Freehold FARMS for SALE, near Wisbech, Cambridgeshire.
COCK FEN FARM, 171a. 1r. 37p., in the Parish of Upwell; let to good tenants at the net rental of £351. Price £6,000.
HONEY HILL FARM, 213 acres, near Manea Station, G.E. Ry.; let to good tenants. Net rental £240. Two good farm houses and buildings. Price £4,500.
Apply W. H. STURTON, Solicitor, Peterborough.

MESSRS. W. COWLIN & SON,
ESTATE AGENTS AND AUCTIONEERS,
25 & 29, VICTORIA STREET, CLIFTON.
Telephone 517. Telegrams: "Houses, Bristol."

BEAUTIFUL SITUATION.



LEIGH WOODS, CLIFTON, SOMERSET.—Two picturesque RESIDENCES, handsomely fitted and replete with every modern convenience. The accommodation comprises entrance hall, dining, drawing and morning rooms, kitchen, scullery, lavatory (h. and c.), and w.c., on the entrance floor; eight good bedrooms, fitted bathroom, and offices upstairs. Sunny aspect, beautiful situation; low rates; close to Clifton. Price moderate.

FOR THE SUMMER MONTHS OR LONGER.



DARTMOOR (the healthiest spot in Devonshire).—The above moorland RESIDENCE, three-and-a-half miles from Okehampton Station, 900ft. above sea level; containing four reception rooms, billiard room, conservatory, ten bedrooms, fitted bathroom, and offices; stabling for four; about two-and-a-half acres of ornamental grounds, three vineries, tennis lawn, bowling green, summer-houses; shooting over 70 acres of rabbit warren; good fishing and hunting. Rent, fully furnished, 25 guineas per week for Summer months, or £350 per annum. Unfurnished; £250 per annum on Lease.

ILLUSTRATED PROPERTY REGISTER issued monthly, free on application. Apply—

W. COWLIN & SON,
25 and 29, VICTORIA STREET, CLIFTON.

TISBURY (Wilts).—Furnished HOUSE, for short or long term; hall, three sitting, five bedrooms, offices; garden, tennis lawn, paddock; five minutes from railway station (main L. & S.W. Ry.); near church and Roman Catholic church; healthy position, beautiful neighbourhood. Rent very moderate. —Apply HIBBERD, Tisbury, Wilts.

TO BE LET, FURNISHED, for Summer and Autumn or longer, roomy COUNTRY HOUSE, within easy reach of principal meets of Devon and Somerset, Quantock, and Tiverton Stag-hounds, and several other packs of hounds; high and bracing, but sunny and sheltered position; water and sanitation excellent; beautiful views. Large tract of shooting could be rented near. Good fishing. —Apply "Priority," Dunster.

SMALL FURNISHED RESIDENCE for August.—**SUNNYBANK**, Abingdon-on-Thames, to be LET, small Residence privately placed, within ten minutes of river, and containing: three reception rooms, four bedrooms (probably five), and offices; large flower garden, tennis and croquet lawn, shady grounds, summer house, and kitchen garden (plate and linen included). Rent £4 10s. per week; gardener paid. Other Residences to LET from £4 10s. to £26.—Apply HARRIS JACKSON, Abingdon, Berks.



BOSCOMBE (Bournemouth).—**MILFORD HOUSE**, at the corner of Crabton Close Road and Westby Road, ten minutes' walk from Boscombe Station, and half-an-hour from Bournemouth Central Station, ten minutes' walk from the pier and gardens; a substantially built detached Freehold Villa Residence of attractive elevation, pleasantly situated at the junction of two roads, and containing the following accommodation: on the upper floor, four large attic bedrooms and tank room; on the first floor, four bedrooms respectively 17ft. 6in. by 14ft. 6in., 17ft. 6in. by 14ft. 6in., 15ft. 6in. by 13ft. 6in., and 14ft. 6in. by 11ft. 6in., dressing room, bathroom (h. and c.), and w.c.; on the ground floor, large entrance hall, with handsome staircase and large landing, drawing room 17ft. 6in. by 14ft. 6in. (including bay), dining room 17ft. 6in. by 14ft. 6in. (including bay), morning room 15ft. by 13ft. 6in. (including bay), conservatory, and domestic offices; stable, coach or motor house and harness room; prettily-laid-out grounds, with lawn, kitchen garden, etc. —Apply to STORY & TRIGGS, 152, Queen Victoria Street, London, E.C.

FOR SALE (East Suffolk).—Lovely RESIDENTIAL PROPERTY. The House is approached by carriage drive, rustic lodge entrance, and fronting finely-timbered park views, with 200 acres rich pasture and arable land.—Apply "Z," COUNTRY LIFE, 20, Tavistock Street, London, W.C.

YORKSHIRE (near Richmond).—Well furnished HOUSE, to be LET for Summer and Autumn months, three miles from two stations; church one-and-a-quarter miles; 530ft. above sea level, and a mile below the moors. Golf links within three miles; thirteen bed and dressing rooms, four sitting rooms; stabling for four; tennis lawn, etc.—Apply BROWN and BARROW, 12, Norfolk Street, London, W.C.

SOUTHAMPTON WATER (opposite Calshot).—To yachtsmen and artists.—To be SOLD or LET, a well furnished BUNGALOW RESIDENCE, with grounds sloping to the water, commanding extensive and beautiful views of the Solent, the Isle of Wight, and Southampton Water; seven bedrooms, bathroom, etc.; in a retired situation but with daily post, and within call of local tradespeople; church one mile, nearest station three, telegraph one-and-a-quarter miles.—Apply to PERKINS & SONS, Estate Agents, Southampton.

THE QUORN, MR. FERNIE'S, AND THE COTTESMORE.

TO LET OR FOR SALE, COUNTRY RESIDENCE, with eight or sixteen acres of land. The House contains four reception rooms, eleven bedrooms, etc.; stabling for six horses; close to a station.—For full particulars apply to T. F. HAIGH, Estate Agent, Leicester.



SURREY (Englefield Green; in a high class residential district, near to L. & S.W. Ry. station, with fast service of trains to and from London).—To be LET, Unfurnished, on Lease, a charming detached RESIDENCE, tastefully planned and decorated, occupying an elevated position near to Windsor Park, Virginia Water, Ascot, and Sunningdale Golf Links. House contains seven bedrooms, dressing room, bathroom (h. and c.), three reception rooms, excellent offices; hothouse, tennis lawn, and kitchen garden; stabling for two; gas and Company's water laid on. Rent £150.—Further particulars of Messrs. WALKER, FINN & GALE, Land and Estate Agents and Surveyors, Egham.

ONE OF THE BEST SHOOTS IN SUSSEX.—To be LET for next Season, within one hour of London, nearly 1,000 ACRES. Bag: about 1,000 pheasants, fair partridge shooting, few hares and duck, large number rabbits. Bed and sitting room accommodation.—Apply F. W. STOKES and OLIVER, Agents, Three Bridges and Crawley, Sussex.

HUNTING SEASON, 1903-4 (most convenient centre in England).—To be LET, Furnished, with stabling for nine horses, and fourteen acres land if required. "The Hazels," Horsington, one-and-a-quarter miles from Templecombe Junction, two-and-a-half miles from B. V. H. Kennels, and within easy distance of Lord Portman's, South and West Wilts, and Catstock Hunts. Good residential neighbourhood, easy access to any part of England.—Apply, by letter first, to OWNER, "Hazels," Horsington, Templecombe.



NORTH WALES (the beautiful Vale of Clwyd).—A splendidly-situated SPORTING and RESIDENTIAL Freehold ESTATE, over 600ft. above sea level, commanding magnificent panoramic views. Modern Residence, heated by hot air, recently redecorated; contains seven bedrooms, bathroom (h. and c.), three reception rooms, large hall, butler's and china pantries, kitchens, wine and other cellars; good water supply; modern sanitary arrangements; carriage or motor house; stabling for six, with finest of model farm-buildings; kitchen and flower gardens, sloping lawns, finely shrubbed. Picturesque stream runs through the Estate, which contains 150 acres, and is highly productive and in a fine state of cultivation, being unsurpassed in North Wales. Well wooded, principally fine old pasture; affords excellent shooting. If desired, farmery could be let off at about £252 a year. Early possession. Near town, railway, church, and telegraph. Cost over £20,000. Price £8,500.—Address, 73, c/o COUNTRY LIFE Office, 20, Tavistock Street, Covent Garden, W.C.

WALES.—An ideal moderate-sized Freehold ESTATE, with first-class twelve-roomed Residence, superbly appointed, and finely situated in healthy and beautiful country; good gardens; stabling, three paddocks, 25 acres. Price £4,500. Easy distance rail, church, telegraph. Good shooting and fishing obtainable. Additional land if desired. Eminently suitable for Liverpool or Manchester gentleman.—Address, "Denbighshire," c/o COUNTRY LIFE Office, 20, Tavistock Street, Covent Garden, W.C.

TO LET.—HEREFORD (half-a-mile from centre of city, and occupying an exceptionally grand position, giving fine views over a fine sweep of country, including the ancient city, with its cathedral and towers, the Abergavenny and Aconbury Hills, and surrounded by its own well-timbered grounds).—An old-fashioned HOUSE, having south and south-east aspects, containing four reception and eleven bed and dressing rooms, with suitable offices; the pleasure grounds are shaded by well-matured trees, and there is conservatory, vinery, and walled kitchen garden, with paddock adjoining; three-stall stable and coach-house; total area 42 a. 2r. 7p.; land up to 52 acres can be strangled for; gas and town water laid on.—Apply Mr. R. WOOP, Auctioneer and Estate Agent, 57, Broad Street, Hereford.

SUMMER HOLIDAYS.—WESTWARD HO!—To LET, Furnished (July-September or shorter), charming HOUSE, 20ft. above the sea; eight bedrooms, three reception; gas; hot and cold baths; close to golf, sea bathing, station, church.—Particulars LEEKEY, Westward Ho! North Devon.

KENT (six miles of Dover, delightful situation 400ft. above the sea level, two minutes of station on main line).—To be LET, Furnished, for the Summer months, a first-class gentleman's RESIDENCE, approached by a carriage drive, and surrounded by well-laid-out park-like grounds of about three acres. The accommodation comprised spacious entrance hall, dining room, drawing room, smoking room, billiard room, and complete domestic offices, four bedrooms (the billiard room could be converted into a bedroom); stabling if required. Rent 8 guineas per week.—Full particulars and photo. of T. O. ROBINSON, Estate Agent, 14, Bench Street, Dover.

EXCEPTIONALLY ATTRACTIVE FREEHOLD COUNTRY RESIDENCE, 50 minutes from Town, within two miles of main line station; three reception rooms, billiard room, bath (h. and c.), five bedrooms, two staircases; stabling for five, excellent outbuildings; delightful well-kept grounds and meadow; hunting with four packs; good residential district. Price, Freehold, £1,650.—Apply to the Sole Agents, MARTIN, CLARKE & Co., 86, Great Russell Street, W.C.

HOUSES AND PROPERTIES.

ROUEN.—Small Furnished HOUSE to be LET from June 26th till end of September, standing in its own grounds; one hour from Dieppe, two from Paris; ground floor sitting room, dining room, kitchen, lavatory, etc.; first floor: two good bedrooms with small dressing rooms adjoining; second floor: two small bedrooms, and a very good servant's room. Rent for three months, £3 10s. a week; for a lesser period, £4 4s. per week.—Address R. F. GAGE, H.B.M. Consul, "The Kennels," Amfreville la mi-voie près Rouen.

NORTH CORNWALL, ST. IVES, CARBIS BAY AND LELANT.—Furnished HOUSES and APARTMENTS to LET.—Apply JAMES LANHAM, House Agent, St. Ives.



WARWICKSHIRE (Solihull).—To be LET, for a term of seven fourteen, or 21 years, a well-built and appointed Family RESIDENCE, situated in charming grounds, known as "The Hermitage," Solihull, in the occupation of E. W. Lindner, Esq.; one mile from Solihull Station (G.W. Ry.). The House is approached by a carriage drive, and contains dining room (27ft. by 20ft.), billiard room (33ft. by 18ft.), drawing room, morning room, eleven bedrooms, dressing room, bathroom, two w.c.'s, servants' hall, kitchen, larder, dairy, laundry, butler's pantry, good cellarage, etc., etc.; modern stabling, consisting of five loose boxes, two stalls, harness room, double coach-house, dog kennels, cow-house, piggeries, fowl-houses, and other outbuildings; lawn for two tennis courts, large kitchen garden, greenhouses, frame-yard, etc. Water and gas laid on to House and outbuildings. The whole containing 28 acres, of which 25 acres is old turf land. A lesser quantity of land can be arranged for.—For particulars and card to view, apply WILLIAM FOWLER, PEMBERTON & BEWLEY, Land Agents, 69, Temple Row, Birmingham. Telephone 1210.



FOR AUGUST OR SEPTEMBER.
3 GUINEAS PER WEEK.

EPSOM.—Small picturesque HOUSE, old, with oak beams; two reception, four bedrooms, bathroom, and usual offices, all modern conveniences; old-fashioned garden; close to two railway stations.—Apply "G. H.," c/o COUNTRY LIFE Office, 20, Tavistock Street, Covent Garden, W.C.

HEREFORDSHIRE AND RADNORSHIRE (on the borders of).—To be LET, Furnished, for twelve months, a COUNTRY HOUSE (one-and-a-half miles from railway station, telegraph, and post-office), containing large hall, four reception rooms, schoolroom, six good and three servants' bedrooms, attics, servants' hall, kitchens, etc.; large garden and greenhouses; shooting over 450 acres; salmon and trout fishing in Wye; hunting; stabling for ten horses; water supply and drainage excellent.—For particulars, apply to Messrs. STROOKE and SON, Land Agents, Hereford.

IRELAND.—To be LET, fully furnished, ST. WOLSTANS ABBEY, Celbridge, Co. Kildare, situated on the banks of the Liffey, in demesne, and adjoining lands of 300 acres; one-and-a-half miles from railway station, ten miles from Dublin. The Mansion House contains large hall furnished as sitting room, six sitting rooms, eight bedrooms, three dressing rooms, eight servants' bedrooms, servants' hall, etc.; stabling for 20 horses, coachman's cottage, laundry, dairy, large kitchen garden, with glasshouses, two tennis lawns. Kildare Ward and Meath Hounds meet in the neighbourhood, also Mr. Brooke's Harriers; five or six days hunting each week can be had. Excellent salmon and trout fishing; shooting about 500 rabbits a year, and some pheasants.—Apply to the Agent, Mr. STROOKE, 60, Dawson Street, Dublin.

NORTH DEVON.—Commodious well furnished Marine RESIDENCE to LET for six weeks or more; twelve spacious rooms, excellent kitchens; modern sanitation.—J. HARRIS, Woolacombe.

CHESHIRE.—To be LET, Furnished, for August and September, two-and-a-quarter miles from station, beautifully situated RESIDENCE with three miles of river fishing, and partridge shooting over 850 acres; House stands high, with charming views; four reception rooms, fourteen bed and dressing rooms, bathroom, and complete offices; delightful gardens; horses and carriages left for use; servants if desired; wages of gardener and gamekeeper paid by owner. Rent 25 guineas per week.—Apply INGRAM & EAST, Land and Estate Agents, 17, Preston Street, Brighton.

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NORTH WALES.—The above unique BIJOU RESIDENCE, enjoying an ideal position with exquisite views of Snowdon mountains, the Menai Straits, and the river, old castle, and town of Conway; there is an expensive installation of electric light, and water is laid on; the House is beautifully fitted and decorated, has some fine old oak, and contains seven bed and dressing, bath, three reception rooms, and finely-panelled saloon; many choice shrubs and trees; only five hours from London, within easy reach of famous resorts, and near yachting and golf; church, post, telegraph, and railway station adjacent. Price £3,000.—Agents, Messrs. LUMLEYS, St. James's House, 22, St. James's Street, London, S.W. (34,939.)

EASY REACH OF MALVERN.—For the Summer, a charming old-fashioned RESIDENCE, on sand and gravel, in fifteen acres of delightful grounds. It contains ten bed and dressing, bath, billiard, and three reception rooms; stabling for seven. Finely timbered lawns, and productive kitchen garden, with glasshouses. Running stream with coarse fishing. Or might be LET, Unfurnished, or SOLD.—Agents, Messrs. LUMLEYS, St. James's House, 22, St. James's Street, London, S.W. (34,025.)



BRENTWOOD DISTRICT (half-an-hour from City).—For SALE, the above RESIDENTIAL PROPERTY of about eleven acres, consisting of delightful old well-timbered gardens and pasture land, together with an old-fashioned roomy Residence, containing ten bed and dressing rooms, bathroom, three or four sitting rooms, and good offices; Company's water laid on and drainage good; there is really excellent stabling. Good society and sporting. Price £3,500, or would sell with more land and cottages.—Apply to Messrs. LUMLEYS, St. James's House, 22, St. James's Street, London, S.W. (36,716.)

NORFOLK COAST (half-a-mile from sea, between Cromer and Hunstanton).—To be LET, Furnished, for summer months, a charming old-fashioned RESIDENCE. Standing high, with good views of sea and wooded country, nine bedrooms, bathroom, three reception rooms, etc.; stabling. Pretty shady grounds with wood and paddock, three acres. Rent 11 guineas a week.—Apply to Messrs. LUMLEYS, St. James's House, 22, St. James's Street, London, S.W. (33,499.)



FOR THE SUMMER.—The above charming old RESIDENCE, beautifully furnished, in finely-timbered grounds, wide spreading lawns, and productive gardens. There are seventeen bed, bath, and four reception rooms; good stabling, and men's rooms; lodge. Convenient to City.—Agents, Messrs. LUMLEYS, St. James's House, 22, St. James's Street, London, S.W. (33,270.)

MESSRS. LUMLEYS have the following TUESDAYS set aside for 1903, at the Mart, Tokenhouse Yard, Bank of England. It is advisable that early intimation be given for including Properties. Terms on application.

June 30th.	August 11th.
July 14th.	October 13th.
July 28th.	November 10th.
	December 15th.

Any other dates can be arranged at St. James's House, 22, St. James's Street, London, S.W.



SALE BY AUCTION.

NORFOLK, PETYGARDS (near Swaffham).—The above compact Freehold RESIDENTIAL and SPORTING ESTATE extending to about 1,400 acres of excellent light land, interspersed with ornamental woods and plantations, and in the centre of some of the best known shooting estates in the eastern counties, together with a comfortable old-fashioned, moderate-sized Family Residence, well placed in a finely-timbered park, approached by avenue carriage drives with lodges; excellent stabling; very attractive pleasure grounds and gardens; two farm-houses, and extensive farm-buildings and cottages, the whole producing an actual and estimated rent roll of about £925 per annum, which will be SOLD BY AUCTION by Messrs.

E. AND H. LUMLEY, at the Mart, Tokenhouse Yard, London, E.C., on Tuesday, June 30th, 1903, at 2 o'clock precisely (unless in the meantime privately disposed of). Solicitors, Messrs. COPEMAN & CADGE, Loddon, near Norwich; Messrs. COLLYER-BRISTOW & Co., 4, Bedford Row, W.C. Auctioneers, Messrs. LUMLEYS, St. James's House, 22, St. James's Street, London, S.W.

SALE BY AUCTION.

THE PADDOCKS, Upper Portslade (near Brighton).—A valuable Freehold ESTATE of nearly 40 acres, forming an admirable stud farm or training quarters, and also suitable as a golf club house or private residence, situated on the South Downs, with splendid leasehold gallops used in connection therewith (two miles from Portslade station, and five from Brighton), together with a well-built medium-sized Residence, commodious and well-arranged stabling and outbuildings, affording accommodation for a stud of about fifty horses, with all necessary conveniences, two cottages, well matured grounds, with kitchen gardens, orchard, etc., which will be SOLD BY AUCTION by Messrs.

E. AND H. LUMLEY, at the Mart, Tokenhouse Yard, London, E.C., on Tuesday, June 30th, 1903, at 2 o'clock precisely (unless in the meantime privately disposed of). Solicitor, W. H. COCKBURN, Esq., 1, Duke Street, Brighton. Auctioneers, Messrs. LUMLEYS, St. James's House, 22, St. James's Street, London, S.W.

"ELMSTEAD HALL" (near Colchester, Essex).—A very desirable compact PROPERTY of about 410 acres, in a ring fence, with a superior old-fashioned gabled House, approached by a carriage drive and containing large attics, seven bed and dressing rooms, panelled dining, breakfast, and drawing rooms, large hall and offices, together with extensive farm-buildings and four cottages, LET on an annual Michaelmas tenancy at the low rental of £326 15s. per annum, the whole forming in every respect a first-class occupation, being within five-and-a-half miles of the market town of Colchester, and two-and-a-half miles from Ardleigh Station on the G.E. Ry. main line.—Messrs.

E. AND H. LUMLEY are instructed to offer by AUCTION at the Mart, Tokenhouse Yard, London, E.C., on Tuesday, 14th July, 1903, at 2 o'clock precisely (unless in the meantime privately disposed of), this first-class Farm, about 140 acres of which are in grass, and the residue sound barley and root growing land in a high state of cultivation. Descriptive particulars, with plan and Conditions of Sale to be obtained of Messrs. LAMBERT & ROGERS, Solicitors, Edith Walk, Malvern, Worcestershire, and of the Auctioneers, Messrs. LUMLEYS, St. James's House, 22, St. James's Street, London, S.W.



WALTON-ON-THAMES (one-and-a-half miles from river, and 30 minutes from Town).—To be LET, Unfurnished or Furnished, the above nicely situated RESIDENCE, on gravel soil, approached by carriage drive, and containing six bed and dressing rooms, fitted bathroom, three reception rooms, etc.; stabling; lovely old-fashioned well-timbered garden, with tennis lawn and paddock, in all about four acres. Seven minutes from golf links.—Apply to Messrs. LUMLEYS, St. James's House, 22, St. James's Street, London, S.W. (35,214.)

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MESSRS. LUMLEYS have a good selection of Grouse Moors, Deer Forests, Low Ground Shootings, Fishings, Country House and Estates for Sale.



YORKS (commanding magnificent views of the Cleveland Hills).—To be LET, from July 1st to September 30th, the above Family RESIDENCE, lighted throughout by electricity, and containing twelve bed and dressing, bath, billiard, and suite of reception rooms; elaborately fitted stabling for several horses; beautifully disposed lawns, gardens and park.—Agents, the Messrs. LUMLEYS, St. James's House, 22, St. James's Street, London, S.W. (34,797.)

SUFFOLK (two miles from station, one-and-three-quarter hours from Town, in a good sporting district).—To be SOLD, an excellent modern RESIDENCE, in good repair, standing high, with south aspect and good views. Six bedrooms, bathroom, three sitting rooms, etc.; stabling for four horses, and two cottages, well-timbered grounds with kitchen garden and pasture, in all three acres. Three packs of Hounds within easy reach. Price £1,500. Plenty of shooting can be rented near.—Apply to Messrs. LUMLEYS, St. James's House, 22, St. James's Street, London, S.W. (36,833.)

Nearly 1,100 acres of rough shooting and two miles of fishing.
MONTGOMERYSHIRE.—To be LET, Unfurnished, an old-fashioned RESIDENCE, containing hall, 13ft. by 16ft., dining, drawing, and morning rooms, fourteen bed and dressing rooms, bathroom; good stabling, buildings, and keeper's cottage. Well-laid-out grounds with tennis lawns, orchard, kitchen garden, and grassland, in all about 24 acres. Rent £150 per annum on lease.—Apply to Messrs. LUMLEYS, St. James's House, 22, St. James's Street, London, S.W. (34,868.)



HUNTING with Lord Rothschild's, Mr. Lowndes's, Oakley and Hertfordshire.—The above FURNISHED MANSION to be LET, in an ancient park of over 200 acres, adorned with stately timber. There are sixteen bed, three dressing, bath, and five reception rooms; stabling for thirteen. Rent £400 per annum.—Agents, Messrs. LUMLEYS, St. James's House, 22, St. James's Street, London, S.W. (35,767.)

GLOS. (near Tewkesbury).—To be LET, Furnished, for about six months, an excellent GEORGIAN RESIDENCE, standing high on gravel soil, approached by a carriage drive with lodge, and containing ten bedrooms, four reception rooms and offices; stabling for eight horses, charming orchards, gardens and grounds with lawns, kitchen garden, etc. Hunting with three packs.—Apply to Messrs. LUMLEYS, St. James's House, 22, St. James's Street, London, S.W. (33,987.)

SOMERSET (five miles from Bath, half-a-mile from station).—To be LET, Furnished or Unfurnished, a comfortable COUNTRY RESIDENCE, standing in about 24 acres of grounds, approached by a carriage drive, and containing seven bedrooms, bathroom, hall, four reception rooms, and offices; stabling for three horses; well laid-out gardens and grounds, with tennis lawn, orchard and grassland, in all, fourteen acres. Rent £130 per annum unfurnished, or 6 guineas a week furnished.—Apply to Messrs. LUMLEYS, St. James's House, 22, St. James's Street, London, S.W. (36,482.)



VIEW FROM HOUSE OVER SOUTH DOWNS.

SUSSEX.—To be SOLD, or LET, Unfurnished, a FREEHOLD PROPERTY of four-and-a-half acres, with a charming old-fashioned Residence, standing in about 24 acres of grounds, approached by a carriage drive, and containing seven bedrooms, three reception rooms, usual offices, with housekeeper's room; stabling for four horses, and buildings. Pretty grounds, with tennis and croquet lawns, kitchen garden and paddock. Hunting and shooting obtainable. Price £2,200.—Apply to Messrs. LUMLEYS, St. James's House, 22, St. James's Street, London, S.W. (31,143.)

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MESSESS. C. R. MORRIS, SONS & PEARD are instructed to SELL by AUCTION, at the White Hart Hotel, Salisbury, on Tuesday, 23rd June, 1903, at 2.30 p.m., in One Lot, a valuable ESTATE, comprising a desirable Sheep Farm, with superior farm-house, large homestead, five cottages, and gardens, and about 769 a. 11. 15p. of pasture, arable, and woodland. About 680 acres are now in the occupation of Mr. Claude Whitlock, whose tenancy expires on Old Michaelmas Day next, and the woodlands are in hand. The excellent sporting on the Estate is a specially attractive feature.—For further particulars, apply to the Auctioneers, at North Curry and Taunton, Somerset; or to Messrs. POOLE & BOULTING, Solicitors, Taunton, Somerset.



CONVENIENT FOR CITY.

ESSEX (seventeen miles from London, three-quarters of a mile from station).—To LET, Furnished, July, August, September. Picturesque old-fashioned HOUSE, standing in park; large hall, four sitting, eleven bedrooms; stabling; ornamental water; pretty grounds and views; shooting.—Captain SWINTON, The Hall, Upminster.

SUSSEX.—For SALE (40 miles from London), a really beautiful little ESTATE of about 23 acres; excellent modern House.—BEAGLEYS, 59, London Road, St. Leonards-on-Sea.

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BOOKS.—COUNTRY LIFE, complete sets, parts, or odd vols. for SALE; also Sporting, Old Gardening, and Natural History Books; state wants; 25s. each offered for Rosamund Gray, 1798; Lorna Doon, 3 vols., 1869; Desperate Remedies, 3 vols., 1871; Jane Eyre, 3 vols., 1847; Poems by Melancton, 1854; Lamb's Tales from Shakespeare, 2 vols., 1807; Roadster's Album, 1845; Life of John Mytton, 1835; Yale's Marco Polo, 2 vols. —BAKER'S GREAT BOOKSHOP, John Bright Street, Birmingham.

IN the favourite residential district of Haslemere, Hindhead, and Blackdown, on the borders of Surrey and Sussex.—A beautifully-situated and well-timbered Freehold RESIDENTIAL ESTATE of nearly 500 acres, known as "Fernden," distant only about one mile from the market town of Haslemere, with its station on the direct Portsmouth line of the L. and S.W. Ry., whence London is reached in about one-and-a-half hours. It comprises a substantial modern Residence (approached by lodge entrance), chiefly stone-built, on high ground (about 600ft. above sea level), and sheltered from the North and East by still higher ground and a pleasing variety of fine specimen conifers and shrubs. The House contains fourteen bed and dressing rooms, three reception rooms, besides music and business rooms and a large private workroom suitable for a billiard room, ample domestic offices, cellars, etc.; superior stabling with rooms over, walled-in kitchen garden, gardeners' cottages, and farm-buildings; an abundant supply of pure spring water, and good drainage; the pleasure grounds and gardens, which are inexpensive to keep up, surround the Residence, and are well laid out in lawns, terraces, and shrubbery walks, adorned with forest trees and a large variety of well-grown and matured flowering shrubs and evergreens, interspersed with some of the best specimen conifers. In addition there are three homesteads, bailiff's house, and numerous cottages, and two small residences; the total area of the Estate is 491 a. or. 9 p., of which 248 a. 3 r. 14 p. are well-timbered woodlands and plantations, which afford first-class shooting; the Lower Mill Ponds and streams adjacent are stocked with trout, and several packs of hounds hunt the district. There are many fine sites on the Estate which command grand and extensive views over a wide range of country; and, as the Property is divided by public roads, portions might advantageously be utilised for the creation of smaller residential estates without interfering with the enjoyment of the residence.—Messrs.

DANIEL WATNEY & SONS are instructed to SELL the above valuable Estate by AUCTION, at the Mart, London, E.C., on Thursday, June 25th, at 2 o'clock, in one lot, with possession on completion.—The Estate may be viewed by orders of the Auctioneers, and particulars may be obtained of Messrs. DRUCKS & ATTLEE, Solicitors, 10, Billiter Square, London, E.C.; and of the Auctioneers, 33, Poultry, London, E.C.

EAST GRINSTEAD (SUSSEX).—A choice little customary as "Frampost," situate about one mile south of the town of East Grinstead, with its high and low level railway stations, giving direct communication with London, Brighton, Tunbridge Wells, and Hastings. It comprises a comfortable old-fashioned Residence, seated on high ground, approached by a carriage drive, and surrounded by well-kept lawns and pleasure grounds adorned by a pleasing variety of fine timber and other ornamental trees and shrubs, and containing thirteen bed and dressing rooms, four reception rooms, with good domestic offices; stabling for seven horses, double coach-house, capital kitchen garden, small farmyard, two cottages, well-timbered park-like meadows, and a small piece of woodland. The Property possesses frontages to the main road of nearly a mile. There is an abundant supply of pure spring water, and the drainage was reconstructed in 1900 on modern sanitary principles. Possession will be given on completion of the purchase.—Messrs.

DANIEL WATNEY & SONS are instructed to SELL the above very desirable little Property by AUCTION, at the Mart, London, E.C., on Thursday, 25th June, at 2 o'clock, in one lot. Particulars, with plan and conditions of Sale of Messrs. DRUCKS & ATTLEE, Solicitors, 10, Billiter Square, London, E.C.; of T. F. ADHEAD, Esq., Solicitor, 16, Essex Street, Strand, W.C., and, with orders to view, of the Auctioneers, 33, Poultry, London, E.C.

ADDLESTONE (Surrey), within half a mile of station and one-and-a-quarter of River Thames).—To be LET, Furnished, for three months, a charmingly situate, well-appointed detached COUNTRY RESIDENCE, containing five bedrooms, bathroom (h. and c.), three reception rooms, ample offices; two-stall stable, and coach-house, large pleasure and kitchen gardens; tennis lawn; moderate rent to a desirable tenant.—Apply DAWSON, SON & TERRY, Estate Agents, Surbiton, next to Railway Station.

TO LET, Furnished, during the Summer months, to approved tenants, an old-fashioned COUNTRY HOUSE and grounds, in West Cornwall, near the sea; perfect modern drainage.—For all particulars, address "X," c/o Messrs. HENRY S. KING & Co., 65, Cornhill, London.



MILL HILL, N.W.—Charming Freehold COUNTRY RESIDENCE and grounds, about eight acres, with possession.—Messrs.

JOSHUA BAKER, COOKE & STANDEN will SELL by AUCTION, at the Mart, on Friday, June 26th, 1903, at 1 o'clock (unless previously Sold by Private Treaty), the above Freehold Residence, known as "The Chalet," situate on high ground, facing south, commanding magnificent views, one mile from Mill Hill Midland Station; contains three reception, six bedrooms, and one dressing room; lodge, carriage drive; stabling, outbuildings; gas, water, main drainage; well-timbered grounds, two paddocks, in all eight acres.—Particulars, etc., obtained at the Mart; of A. G. HIGGS, Esq., Solicitor, Woodstock, Oxon; Messrs. STOW, PRESTON & LYTTELTON, Solicitors, 35, Lincoln's Inn Fields; and the Auctioneers, 4, Quex Road, High Road, Kilburn, N.W.

HAYWARDS HEATH (one hour from London).—Most complete Modern COUNTRY RESIDENCE with pleasure farm, to be LET; very pleasant situation; two miles by road, and one by fields from station; beautiful views; large hall, four reception rooms, ten bedrooms, dressing and bathrooms; excellent offices; first-class stabling with coachman's quarters, gardener's cottage; well-laid-out gardens and 60 acres grass and woodland, with picturesque farm-house and buildings.—Apply Mr. SCOTT PITCHER, Estate Agent, Haywards Heath, Sussex.

NORFOLK (40-and-a-half hours from London, G.E. Ry. main line).—To be SOLD (owing to death of owner), with possession, an excellent Modern Freehold RESIDENCE, containing three reception rooms, six bedrooms, dressing room, bathroom, lavatory, etc.; fitted with heating apparatus, electric light and gas; with large lawns and grounds, adjoining River Ouse, comprising altogether about one-and-a-quarter acres. The above is situated in the midst of a well-known sporting district. Price only £2,000.—Particulars and orders to view of Messrs. HOUGHEN, HOUGHEN & GREENLAND, Solicitors, Thetford, Norfolk.

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The pint, 25s.



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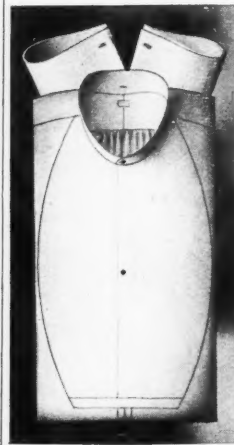
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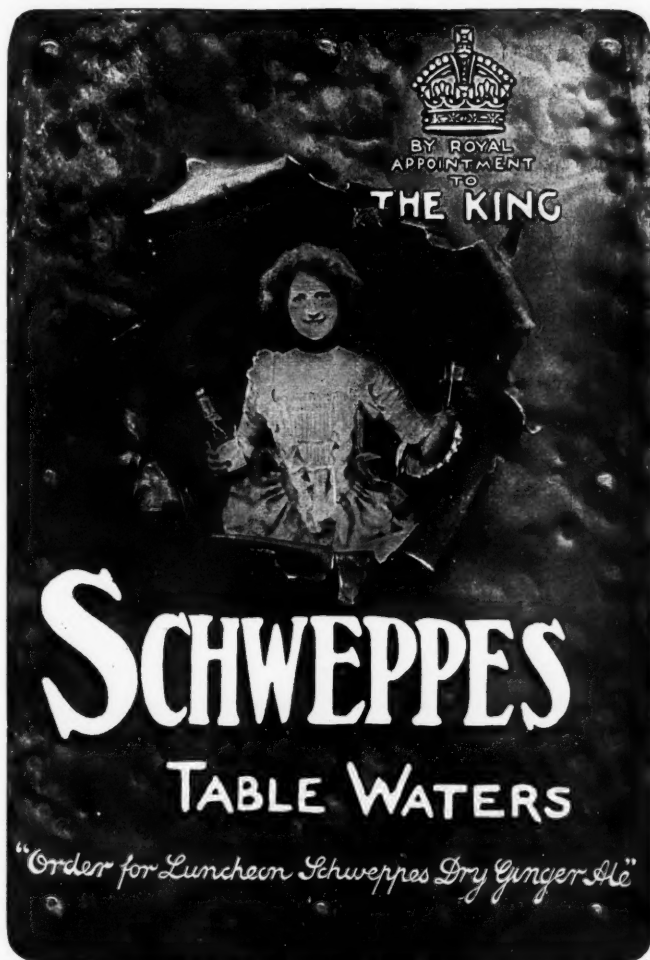
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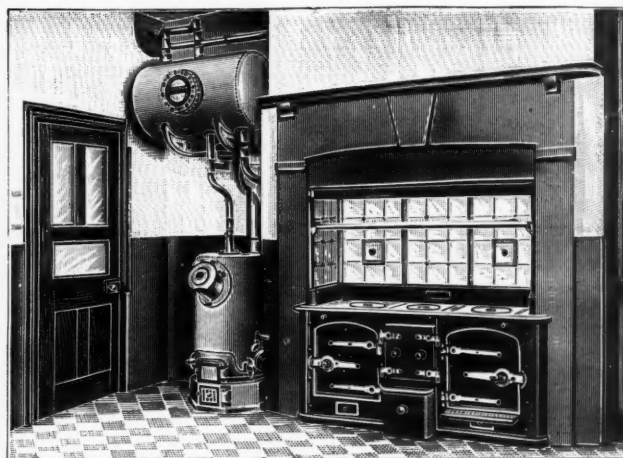
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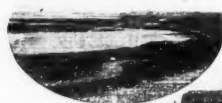
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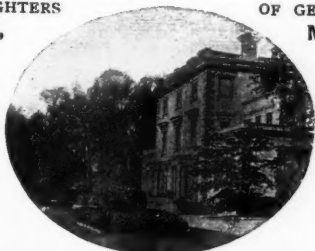
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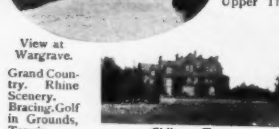
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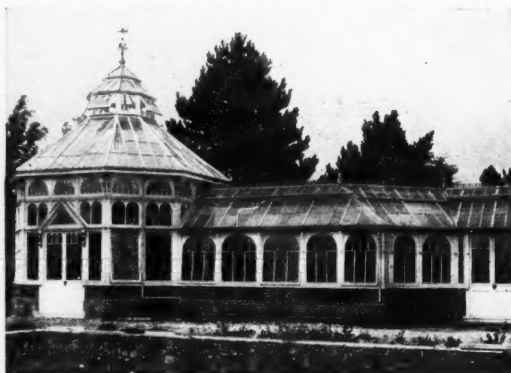
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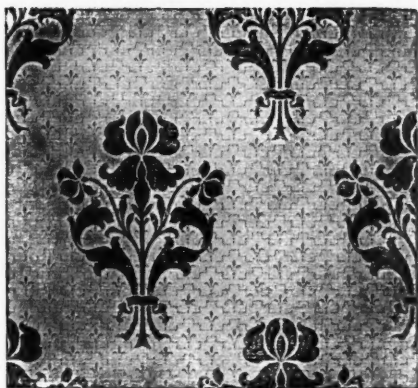
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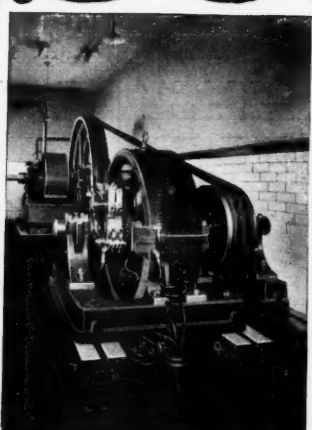
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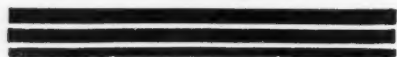


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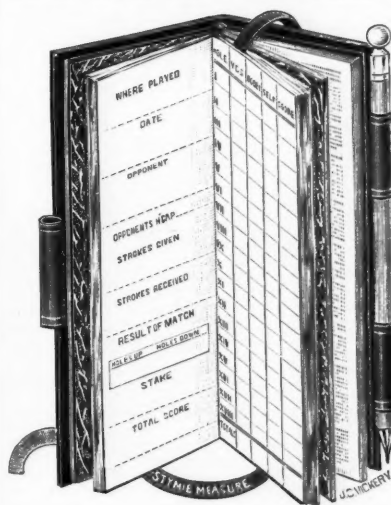
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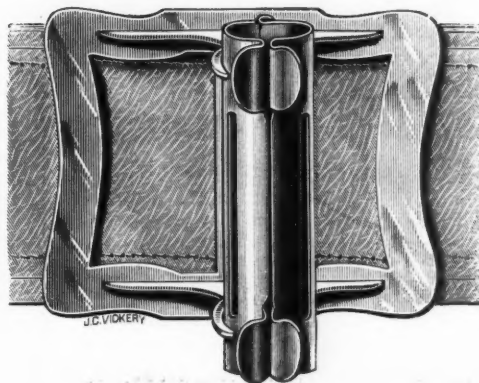
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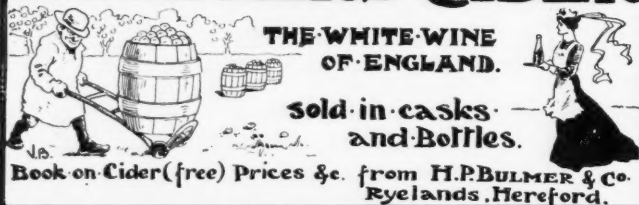
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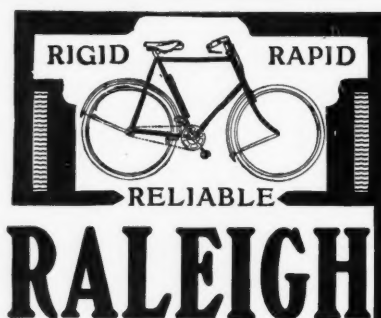
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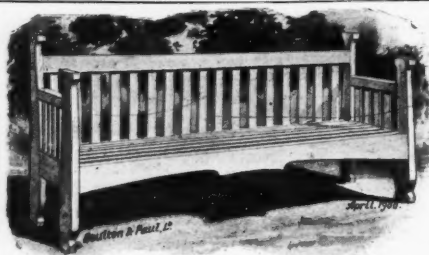
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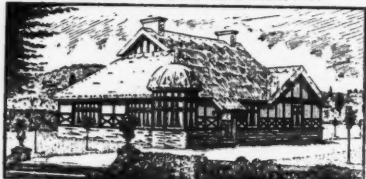
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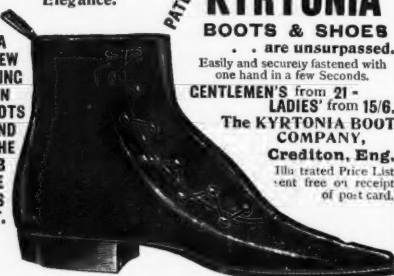
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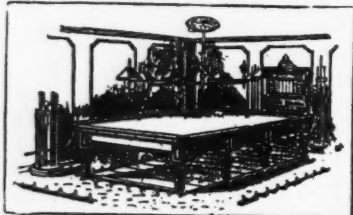
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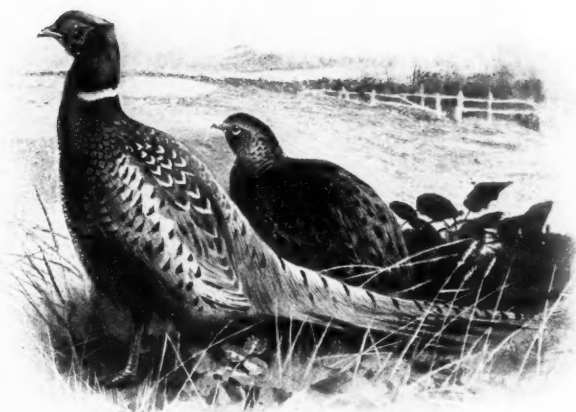
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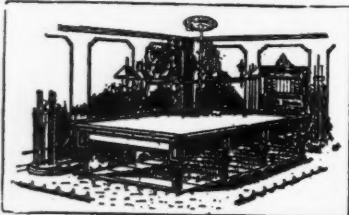
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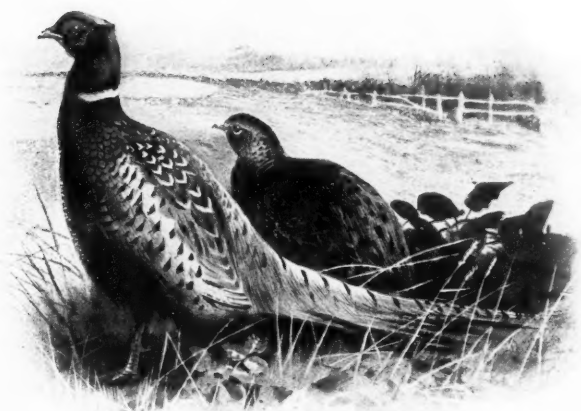
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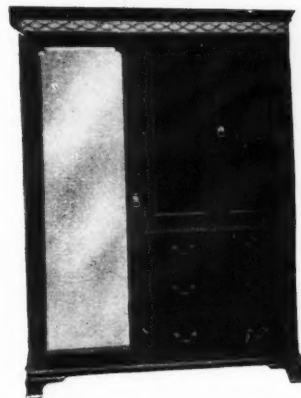
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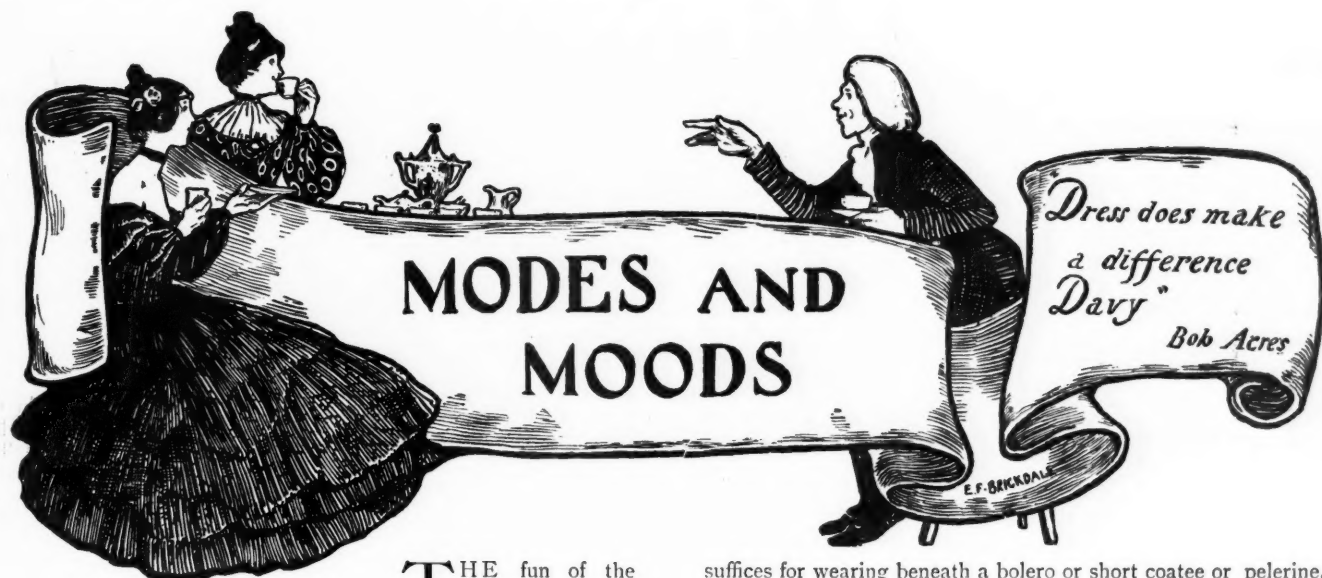
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THE fun of the season waxes fast and furious.

This week promises a plethora of balls, including the representative affair at the Albert Hall in aid of the London Hospital. A bevy of pretty girls—the prettiest, indeed, obtainable—dance in Mrs. Arthur Paget's quadrille, though there were dangerous ripples, I heard, of discontent at the sudden change in the costume from some uniform Swiss dress—I think it was—to ordinary mixed fancy dress. There are the same strivings, strugglings, disappointments, and transitory elations, as of old. For Society, with a big "S," taken seriously is veritably a profession, and an arduous one enough to all, save those in the immediately exclusive entourage of the Court. The unwritten laws are made by these great folk, and only those sufficiently concerned in the matter know how difficult it is to arrive at the minutæ of Society's ever-changing decrees. That which is correct to-day is pronounced hopelessly bad "ton" to-morrow. Then there comes the gradually widening circle, but nothing more aptly describes Social life and its various grades than the old adage: "Little flies eat lesser flies." And so on *ad infinitum*.

Ranelagh, if crowds go for anything, would seem to hold all its old popularity, despite the rival at Roehampton. But the natural beauties at Barn Elms are hard to beat, and lovely gowns never show to better advantage than when trailing over the smooth, shady lawns there. Last Saturday there was a very galaxy of gay dresses, and not merely gay, but artistically good into the bargain.

One gets an admirable survey of Dame Fashion's immediate decrees at such gatherings, and I found the mental note irresistible as to the prevalence of the high waist-belt. Though not invariably of the best success, unskilled efforts tending to give the figure a thick-through appearance, these deep ceintures strike a distinctive note, and when carefully and deftly adjusted by trained fingers are the very perfection of elegance.

An interested enquiry on my part elicited the information that the most completely satisfactory results, when the figure is silhouetted in all its curves, are obtained by cross-way folds laid directly on the fitted lining of the corsage. But this, of course, is the most extravagant way of going about the matter, and much reason prevails in the supplying of an adjustable belt, one that can be worn with several bodices and blouses. For given a deep belt, say one of black taffeta with elongated gilt buckle, and the merest incident of a vest or blouse

suffices for wearing beneath a bolero or short coatee or pelerine. Remarking the great feeling that exists for boleros and pelerines, one is led to many pleasurable reflections on the potentialities of the short lengths to be secured at the July sales. There are, however, many delightful events yet to transpire ere we take the final summer plunge into the rocks and shoals of bargains and special reductions.

There is Ascot, for instance, to which, the Fates being kind, we all go next week. Grant that the weather be fair, and our modistes and milliners kind, and then will life be the "roses and



SKETCHED AT MESSRS. D. H. EVANS'S, OXFORD STREET.

velvet" of our dreams. The picture hat, I understand, will be rampant, particularly in plissé Valenciennes lace, embroidered lawn, and drawn tulle. And with these ephemeralities a veil is out of the question. Great pink, over-blown chiffon roses decked the exterior of a plissé cream Valenciennes capeline, the left side of the brim raised high on a wreath of gauged pastel green Liberty ribbon. While another adorable hat set on the head with upraised brim—a potential poke bonnet, in fact—was of black drawn tulle, the crown a mass of tulle ruches, a bandeau of small pink roses arranged quite close to the hair in front.

A veritable picture hat of crin is that one illustrated to the left of the pictured group, an original individual effort bearing a ruche of looped pale blue ribbon veiled in pale mauve chiffon, and tied beneath the chin with pale blue velvet strings. White lawn and lace are responsible for the companion model, a simple, dainty, but wholly becoming affair, its crown outlined by a knotted rose-pink satin ribbon, while the left side is uplifted on a great pink silk poppy and buds. And yet there are cavillers in the world who are grumbling at the paucity of really pretty millinery. Of a truth headgear was never more bewitching nor more comprehensive in style.

What a very uniform is the white alpaca dust coat! And



ORIGINAL DESIGNS FOR PICTURE HATS.

how nice and wise a move this is! Half revealing and half concealing the ephemeral summer gowns beneath, these wraps add rather than detract from the general appearance. The military strapped back has many votaries, when the necessary buttons employed are of light burnished silver, a now accepted and serious rival to the hitherto ubiquitous gilt adornment.

The Tussore dust coat is perhaps a rather more *distingué* affair, but with all due deference to that greatly vaunted fabric, I am personally disposed to give the preference to the greater resisting qualities of alpaca, in the cause of the really useful knockabout wrap. Such an one that can face trains, and, if need be, trams, for in London, at least, the best of us are frequently driven to these economical forms of locomotion, to help us over the great distances that prevail. While for summer motoring, the dust-resisting alpaca, put through some shower-proof process, is the ideal wrap, as every expert will speedily prove to her own advantage and ours. It would be safe to motor down to Ascot itself clad in the airiest *chef d'œuvre*, ensconced in a voluminous alpaca dust coat, one provided with a high collar and strapped sleeves. And not a few are likely to select that mode of visiting the race of the season.

Which reminds me, I have pictured on the preceding page a group of Ascot confections, for which Messrs. D. H. Evans, Oxford Street, are responsible. This firm have gone up by leaps and bounds of late in their dressmaking department, and have, in short, for the moment reached a very zenith of success in the creations here shown. The gown is a particularly handsome appliqué cream-lace robe, mounted over chiffon on a biscuit taffeta foundation. As the sketch discloses, the arrangement is quite simple, the bodice slightly and artistically draped, drawn into a sash of chiné ribbon, bordered at either edge with black, completed by graceful bouffant sleeves. And for the crowning triumph of this, there is provided a black picture hat of chip, with deep bind of white chip, almost smothered in black feathers and a white marabout stole with touches of black. And the convincing sunshade *en suite* is also an affair of this Oxford

Street house, and is really charming in biscuit or champagne silk, frilled with chiffon of the same tone, and appliqué with great black Chantilly medallions.

Nor has any more charming race coat been presented to us than the one here shown of sun-ray-pleated cream canvas, caught to the figure at the top by a little Empire coat of coarse lace fitted with big bell sleeves of the same. This surmounted by a lovely chapeau of white chiffon curiously quilled round the edge of the brim, two glorious white ostrich feathers sweeping the crown from front to back and falling over on to the hair.

And it is but a step, as the saying goes, from this noted Oxford Street firm to another similarly famous, though in another line, Messrs. Gillon to wit, who have granted me the pleasant privilege of proclaiming aloud in these columns their possession of an extraordinary choice in real antique Oriental rugs. These are quite unique, and no two are alike, the collection representing years of skilled search and patience. One beautiful specimen dates from the twelfth century, while another, 500 years old, owns a fascinating history, the legend running that this was divided between two brothers and a small boy, the latter accounting for a slice cut out of one corner, the remainder being faithfully divided between the elders.

As the knowledgeable will immediately surmise, the chief beauty of these rugs lies in the indescribable blend of their colourings, each one a perfect artistic harmony, incapable of striking a discordant note anywhere. A more welcome and original wedding gift could scarcely be found, and it is one that would practically last for all time, such rugs increasing always in value as they grow in age.

But Messrs. Gillon are determined to show what carpets can and ought to be in the general scheme of furnishing, their modern productions including specialised designs to meet particular periods and styles. And in respect to these it is worthy of remark that the prices compare more than favourably with qualities and patterns in common quest. Quite 50 per cent., perhaps rather more, of the furnishing schemes, otherwise immaculate, are ruined by a casual judgment and understanding of rugs and carpets. And this defect the house of Gillon proposes to rectify as speedily as may be.

And just one final word, albeit an important one, anent the outfitting department at Messrs. Shoolbred's, Tottenham Court Road. At all times overflowing with every detail dear to the

heart of fastidious woman, a recent addition has been made here in the shape of a summer travelling dressing gown in accordion-kilted spotted delaine, the flounce, deep collar, and front trimmed with a dainty printed border. The price is only 29s. 6d., and, as is the nature of kilting, the entire gown collapses into the narrowest, most compact length for packing, and emerges, moreover, after the longest journey none the worse for the crushing. It runs through an attractive range of colourings, and should assuredly fill a long and often-felt want. While a similar model in plain accordion-kilted veiling tastefully inlaid with lace comes out at 31s. 6d.

Bathing gowns commence here at 7s. 6d. the suit. But to attempt anything like an adequate description of the comprehensive selection that obtains is out of the question. So let it suffice to say that Shoolbred's are making a special display of this seaside garment, together with all the latter-day requisites in the shape of shoes, caps, holdalls, etc.

HERMIONE.

POLO NOTES.

THE schedule of entries for the Ranelagh Pony Show is before me. I make this the first to give this week, because of the new departure of the club in opening the show to the members of the Polo and Riding Pony Society, and appointing two judges who are members of the society. The Rev. D. B. Montefiore is the president of the Polo and Riding Pony Society, and one of the largest breeders and exhibitors of ponies. The Hon. L. J. Bathurst is the new Master of the Cambridgeshire, and well known as a pony judge all over the West. Captain Renton is a fine horseman and polo player, and was one of the judges at Islington. The date of the show coming on June 20th, just before the "Royal" and after Richmond, should make it convenient to exhibitors. The schedules can be obtained from Mr. F. A. Gill, the polo manager of the Ranelagh Club.

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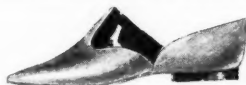
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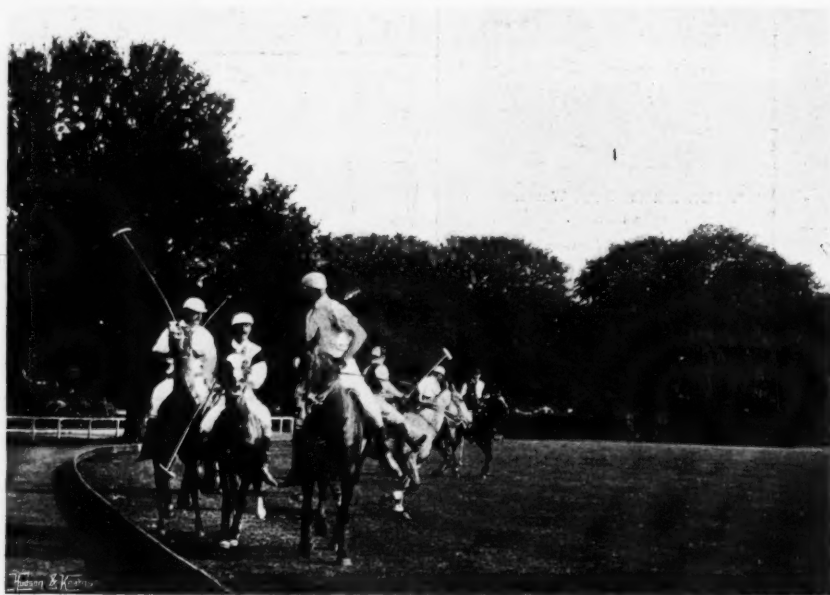
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The weather seems to have ceased its enmity to polo, and we have had a week of interesting play. No one can help seeing how very much the standard of play in almost all games has improved. The scoring in ordinary polo matches and handicaps is low, which may be taken generally as a sign that the players are in their places and that defence and attack are well balanced, as they should be in good polo. Many more matches are drawn now than used to be the case. Saturday afternoon was marked by a very fine match at Ranelagh on the match ground between the Freebooters—Mr. N. Baring, Mr. E. B. Sheppard, Mr. Foxhall Keene, and Mr. John Watson—and the Magpies (who are practically a combination of soldiers, past and present)—Captain Drage, Colonel de Lisle, Captain Loyd, and Captain Thynne.

Most of these players are known to my readers as being in the first class of the polo of to-day. The match that followed was a very fine instance of both combination and brilliant play. Everyone knows that there is no finer hitter than Mr. Foxhall Keene, no back with more control of the ball than Mr. Watson, and Mr. E. B. Sheppard and Mr. Baring worked together as No. 2 and No. 1 respectively. The Freebooters fell into their places at once, and, after a brief scrimmage, Mr. Watson placed the ball for Mr. Keene, who took it clean down to the goal. Quick, sharp, and decisive as this was, the next goal, which also fell to the Freebooters, was even finer polo. For the time the Magpies pressed, and then Mr. Watson and Mr. Foxhall Keene came away along the boards with the ball, both hitting well and playing like one man. It is always a revelation of the possibilities of polo to see Mr. Watson placing the ball on a quick smooth ground like the match ground at Ranelagh, and when the final stroke was hit a cheer went up. It must not be supposed that the

Magpies watched all this, for the performance was the better that the score was made against a side which now and later in the match proved themselves to have a very steady defence. But with two forwards like Mr. Keene and Mr. Sheppard, both notably hard riders and hard hitters, the Freebooters had a very strong attack, especially as Mr. Watson served the ball up to them and thus opened out many opportunities. Then the Magpies began to play together, and before half-time they had the lead. The game was now a fast one, the ball being driven from end to end of the ground. Both teams were playing so well together that when either side held possession they were often enabled to keep the ball the whole distance between the goals. Then the scrimmage opposite goal gave the defenders a chance, and after a clever save they in their turn started off for a combined run. However, the Magpies seemed to stay a trifle better than the older team, and they were one goal to the good (5 to 4) at the half-time interval. Play was very close for the next period, and then Colonel de Lisle had a well-judged shot at goal, which proved to be the decisive one, when the scores were at 5 all, and it won one of the finest matches of the season by 6 goals to 5.

Once more in the succeeding match we saw an admirable instance of the careful handicapping that Ranelagh is famous for. The match was practically a trial for the Royal Artillery—Captain Powell, Major Cameron, Captain Stanley, and Major Ferrar—and against them were Mr. J. B. Dale, Major R. Hoare, a fine player who has been some years in India, Captain Fitzgerald, and Mr. J. Gouldsmith. This was a most exciting game, and was in doubt from beginning to end. The Ranelagh team began by scoring, then the Artillery began to play together, and before



W. A. Rouch. MR. J. WATSON SHOUTING BACK HIS ORDERS.

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A
PAIL OF WATER

AND A VERY LITTLE

HUDSON'S SOAP

GOES A VERY LONG WAY.

the close they forced the pace. There have been few faster paces, and as the strength of both sides was in the attack, the game, if somewhat loose, was most interesting. Ranelagh led up to the last ten minutes, then the Artillery, who have a fine No. 2 in Major Cameron, made a goal. With the score equal, both sides galloped, and the backs, realising the axiom that attack is the best defence, kept the ball well up to the forwards. Each side made a goal ultimately, and when the final bell rang 8 goals all was the score.

With Royalty on the sports ground the larger part of an enormous gathering were to be found looking on at the ladies' sports. Mrs. Herbert Stroyan, who comes of a family in which all the men play polo and all the women are horsewomen, won three firsts and one second prize. Her winning ride in the 200yds. bending race was an excellent performance. Mrs. Glover won the pig-sticking. I trust no one will be alarmed by the title, for the pig is only an inflated bladder. Mrs. Stroyan won the pretty Spanish sortija, a form of tilting at the ring, and her excellent hands and a clever pony gave her also the 50yds. round a post and back. Lord Huntingdon and Captain Fitzgerald were the judges.

Saturday was one of those few days when it was possible to see something of both Hurlingham and Ranelagh. The former club had their pony show, of which I had already had a foretaste by a private view of Mr. John Watson's ponies, two of which proved to be winners. The chestnut Daly is probably destined to a long career of winning, and he began by securing the heavy-weights at Hurlingham. Lady Vic, a brown mare out of the same stable, was second in light-weights, but is as likely to make a polo pony of the first class as anything in the show. Mr. G. H. Miller's Ginger, the winner, was beautifully trained. In a class for stallions, Royal Rosebud, a beautiful young Rosewater colt, won for Mr. Montefiore, the president of the Polo and Riding Pony Society. The judges were Lord Shrewsbury, Lord Haddington, Sir H. Ewart, and Mr. Walter Buckmaster. The latter is going on well, but in all probability the team selected to go to America will not be able to go, and it may be that English polo will not be able to send a representative team this year. I forgot to say that in the polo pony championship Mr. Gouldsmith's Larky repeated his Islington victory.

It will be remembered that last week the thunder-storms put a stop to the Ranelagh v. Hurlingham match at Barn Elms. This week the two senior clubs had a friendly contest at Hurlingham. Ranelagh had the three Tiverton brothers De Las Casas and Mr. A. Rawlinson to represent that club, while Hurlingham had Messrs. F. Grenfell, R. Grenfell, and C. Grenfell, and Mr. J.



W. A. Rouch.

RACING FOR THE BALL.

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Lawson. The Messrs. Las Casas have been in most excellent form this year. No players have come on more than these have, and Mr. Rawlinson is still among the finest hitters we have. Under these circumstances it was not wonderful that, after a very fast opening, Ranelagh established their superiority in spite of a capital defence. The visitors won at last by 7 goals to 1.

Then the final of the handicap tournament was played off, and was only a moderate game. F Team—Captain L. Jenner, Captain Greathead, Major Schofield, and Mr. Foxhall Keene—were altogether too strong for their opponents. The last-named player has come back to England in great form, as perhaps will have been noted from his play at Ranelagh earlier in the afternoon. X.



A GOOD FINISH.

ON THE GREEN.

GOLF stories that are good are many, but they are apt to be like good wine, old in bottle and encrusted with the mildew of the ages. Yet here is one that is neither as bad as most new ones nor as old as most good ones. The practice of the golf swing in the dressing-room, after the matutinal bath, has been strongly recommended by all the faculties—alike that of golf and that of hygiene; and, in obedience to the prescription, a golfer whose dressing-room was of restricted size used to practise daily on a certain square of his carpet that was made in a tasteful Japanese pattern of storks and tortoises. The imaginary ball was teed on the back of a tortoise, and if the swing and follow through were correctly executed they cut off the tail of one

stork, before striking the fictitious ball, and the head of another afterwards; and, this being correctly done, there was a space of 6in. to spare between the cheval glass on the one side and other valuable fragilities on the other. On a certain recent date, with the championship in view, the said golfer began his usual matutinal practice. Stork number one was duly de-tailed,

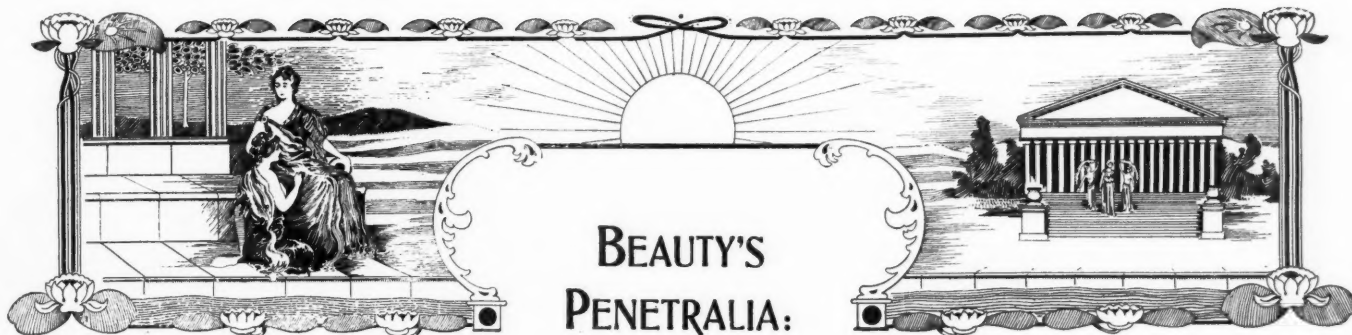
stork number two as duly de-capitated; but the cheval glass, that ought to have been safe by 6 in., was smashed to atoms in the follow-on. Backing 6in., and taking aim at the imaginary ball 6in. in rear of the tortoise tee, some admired china was dashed to atoms by the next swing. So then the poor man came down to breakfast in a dreadful state of mind, not at all because of such trifles as the cheval glass and the china, but because, as he explained to a wife who listened with a coldly unsympathetic eye, "he seemed to have lost all control of his swing." It soiced him greatly, though it did not mend either the cheval glass or the china, to receive the somewhat simple explanation that a spring cleaning had been in progress, that the carpet had been taken up and slightly shifted in position, so that it brought the articles of vertu within comfortable reach for the follow-on of a perfectly-executed swing over the tortoise tee. After that all was as it had been, except the glass, the china, and the temper of the wife. But all these are brittle commodities, and generally may be mended.

I like the description of a new game which a friend, a very fine golfer, too, writes that he has invented. "I don't play golf now," he says. "I am trying to introduce a new game,

(Continued on p. lxviii.)



OUT OF THE BUNKER.



HOW I WAS IMPRESSED.

By OHNELY A. MANN.

KEATS in one of his odes said:—

"Beauty is truth, truth beauty, that is all
Ye know on earth, and all ye need to know."

Cryptic as these lines may seem to the casual reader there is between them much suggestion. The force of this came to me the other day when glancing over the pages of a fascinating book entitled *Beauty Rules*, written by a lady whose name is a household word in thousands of British homes both here and in his Majesty's dominions beyond the seas. Of course I allude to Mrs. Pomeroy, who has probably done more to preserve the beauty of her sex than any other woman either in classic or modern times. Let me at once confess that I am a medicine man; as I read the book I saw plainly the impress of truth upon every page, aye and in every line. "To remain young and fair, to defy the years that leave their traces on face and figure, lies within the power of every woman. The chief requisites are absolute cleanliness of person and dress, healthful and nourishing food, plenty of exercise, and the life under the control of an unselfish and cheerful mind. Given these important conditions even a plain-featured woman may become endowed with the greatest charm and attractiveness." These are Mrs. Pomeroy's own words, giving in brief her experience in helping women to make the best of themselves and their looks. Here was no shibboleth of the "beauty doctor," as a few superior persons use the term, but just the healthy and natural expression of truths that every physician daily pronounces. My interest being aroused I desired to see and talk with the writer. It was obvious that her methods of treatment were based on the best and surest foundations, namely, those of Mother Nature herself. I therefore sought an interview, which was graciously granted—after all the fair patients had departed, of course.

With a winsomeness that is peculiarly her own, Mrs. Pomeroy received me in her well-known place at 29, Old Bond Street. Sympathetic as she is to a degree, the mystery of her attraction to the distinguished ladies who form her *clientèle* was at once explained. She is gifted with a rare charm of manner, and with far more than the common share of those brainy qualities that win success equally for men or women. Little wonder, I thought, that her consulting-room is crowded day by day; why, surely a chat with her would be in itself a right excellent treatment for all but the most obdurate of wrinkles. It was difficult to believe that I was in the presence of the most famous complexion specialist of our own or indeed any other times. Her own fair, healthy skin is a living illustration of what her methods can accomplish. Not the slightest sign of "make-up," but just the sort of complexion that one expects to find in a healthy young woman who lives much in the open air, and this, mind you, in a lady who necessarily spends long days in the discharge of her professional duties, trying and exhausting as they doubtless are.

Plunging at once in *medias res* I asked her to tell me of her methods. Simple and direct was the answer. "I do nothing but clean and clear the skins of my patients; this done, I massage the facial muscles to restore their tone, using mild applications of electricity to stimulate the nerves that feed these muscles and a little of my skin food to feed the cuticle. I insist on the observance of the ordinary rules of health, calling in the aid of a medical man when the case requires it. Some skin troubles need the care of a physician, and I never go beyond my own province. In a word, I deal with the hygiene of the skin, and not with constitutional disorders."

"Of course," Mrs. Pomeroy went on to say, "different skins require different remedial treatment; and here I find ample scope for the exercise of my experience, gained after many years of study under the greatest skin specialists of the day, and after much practical observation

of my own. The work always interested me, and it has all along been a veritable labour of love. Women come to me tired and worn out with a thousand cares and worries, and depressed because of their fading looks. Few can realise the keen pleasure it affords me to lighten their load, and to bring back by easy and natural means the fresh, bright beauty that they feared had gone for ever. A class of case that gives me much concern," continued Mrs. Pomeroy, "is that where the soft down which adorns the faces of young women develops into what are truly superfluous hairs. This is a disfigurement that causes infinite mortification to a sensitive soul. But with the help of electrolysis I can permanently cure the worst of cases."

Using a fine needle I convey to the hair bulb a gentle electric current, and in less than a minute the offending growth is destroyed, root and branch. Some of my assistants have acquired exceeding skill in this delicate work, and when the current is switched off the patient cannot feel the insertion of the needle. Where the hirsute growth is but slight a single sitting will suffice; the too-promising moustache or beard is literally nipped in the bud, and the patient departs relieved of her disfigurement and very much so in her mind."

Several rooms are fitted up for this treatment by electrolysis, and I was much impressed with the efficiency of the apparatus employed and by the scrupulous care taken to ensure perfect antiseptics at every stage. Indeed, all Mrs. Pomeroy's treatments are distinguished by this care. The electrodes for face massage are bushed with the purest of lint, replaced for every case, and the various cloths used are instantly thrown away after employment. Everything is sweet, pure, and fresh, not excepting the unguents and lotions, which are made up daily in a spotless laboratory by a fully-qualified chemist. I closely inspected this bright, airy department and satisfied myself that only the most costly and perfect materials were used in the various processes. The different formulae, the outcome of years of patient and scientific investigation are followed with a nice exactitude. If the ingredients were poisons, ex



Mrs. Pomeroy.

instead of antidotes for half the ills that skin is heir to, greater care could not be exercised in the dispensing. I speak now as one who knows, and not as the scribes.

Adrian Ross said a few days ago, "The matron of forty is now so ridiculously young in looks that it is quite cruel to relegate her to the vicarious enjoyment of social pleasures." The matter was now made plain; the sensible matron or maid gravitates to Mrs. Pomeroy for rejuvenation, and hence the result, that sweet seventeen no longer reigns in triumphant beauty. Mr. Ross records this latter fact; Mrs. Pomeroy has made it!

Before taking my leave of this high priestess of Hygeia I expressed to her the pleasure I had experienced in the perusal of her *Beauty Rules*. In her accustomed modest manner she said, "Well, the writing of that little book afforded me much gratification. I felt I had a message to deliver to my suffering sisters, and I unburdened and unbossed myself for their help and guidance. Tell your readers that the book can be had at any of my establishments free and for the asking or writing for it, and I shall be glad."

Most willingly do I comply with this request, merely adding that these temples of beauty are to be found not only at 29, Old Bond Street, London, but at 39, Grafton Street, Dublin; at 35, Bold Street, Liverpool; and 18, Strand Street, Cape Town. At each and every of these, Mrs. Pomeroy's treatments are loyally carried out by ladies trained by her with her accustomed thoroughness and care. *Verbum sat sapientis!*



AFTER THE DRIVE.

similar to golf, only with a sunk tub instead of a hole. You then hole your brassey shots, which is much better fun than rolling about backwards and forwards over a silly little inadequate hole." Much better fun—no doubt! I have always urged that it would be much better, in the case of the fearful and wonderful putting greens that we sometimes see in what is known as "park golf," to have the holes made a great deal bigger than the standard size. So long as you can hit hard enough at the hole, it does not much matter how rough the ground is. It is when it begins to be necessary to play gently that you want the putting greens to be true. The sunk tub game is a heroic solution of the difficulty; but very likely after a while you begin to swear just as badly if you do not "tub" the ball from 100yds. in the new game, as you do now if you do not "hole" it from 100in. in the old. There is one drawback about the new game; it must make the ordinary hole look horridly small when you begin to play what we have been accustomed to call golf again. At one time Mr. Macfie, who always has been, and will be, a fearfully good putter by nature, trained himself to become a perfect terror to all his opponents on the green by continual putting practice at holes of about 3in. diameter cut in his lawn. The result of this was that when he came on to an ordinary putting green and saw a hole of the normal size it looked enormous to him, and he went at it with a diabolical confidence that put the ball into the hole every time and the opponent into the profundities of despair. It is to be presumed that the sunk tubs of my ingenious friend will act rather similarly, only in the opposite way, and that when he comes to putt at a golf hole it will look as impossible as to put a modern croquet ball through a modern hoop or a modern camel through a modern needle's eye. But, apart from that, which is no consideration if you mean to give up golf permanently for the game of tubbing, the



ACROSS THE POND.

tubbing seems to have attractions of its own, especially for those who are by nature bad putters. It was one of the famous cricketing family of Lytteltons—one of that notorious family that wrote an article with the heading, "Is Golf a First-class Game?"—that declared "that the man who won a hole on the putting green was guilty of a mean and ungentlemanly act." He also declared that golf was an indifferent game, because "it ruined the temper and did not open the pores." The latter part of this is open to disproof; but, in any case, it seems as if this new game of tubbing were just made for this "stalwart" and for others whose views on the short game coincide with his.

There is not much in all this that is worthy of the high dignity of being placed under "On the Green," but that pleasant and frivolous story to commence with had a seductive influence, and, after all, one writes just in the period between two such solemnities as the amateur championship and the professional. One must take life lightly while one may.

HORACE HUTCHINSON.

SUNDRIDGE GOLF COURSE.

Some little time ago we gave an account of the opening day's golf at Sundridge golf course, when the Prime Minister played Mr. Foster, and got beaten after an exciting game. The links are very charming, wonderfully charming,



LOST BALL.

in fact, to be so close to London, and we promised at the time to take an early opportunity of showing photographs of them. This promise is fulfilled to-day, and we hope our golf readers will agree with us that the praise bestowed on this beautiful course was no more than it deserves.

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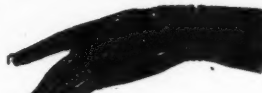
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themselves and their personal friends, and it is no small honour to be allowed to steer the splendid horses which draw the Tantivy Coach, and the responsibility of such an undertaking is so great that the post of honour is only coveted by those who are perfectly confident of their power to control four spirited horses drawing a vehicle of over a ton in weight, a combination that might work much evil if entrusted to inexperienced hands. The opening drive took place last Saturday, and the writer was privileged to be one of the party. The route could not be better chosen if the whole of England were searched. The start is made from Maidenhead, and after crossing the Thames at one of the most beautiful reaches the bricks and mortar are soon left behind, and the road leads through a rich agricultural country where fresh-mown hay scents the air, and the reapers are busy in almost every field. In this part of the country the hay crop is heavy, and if we are granted a week or two of sunshine the farmers ought to be well satisfied with their first-fruits of the season. A few miles further on we come to The Thicket, a truly splendid common covered with gorse and self-sown trees in natural and therefore artistic groups. Then Knowl Hill is reached, where another team of magnificent horses take the place of those who have carried us so far. The latter are by no means exhausted, but it is not the policy of the proprietors to overwork their animals, and at the end of the season the price fetched for the horses will amply repay the consideration shown. It is but a short run from Knowl Hill to Wargrave, and here we leave the old Bath road, and, passing through one of the most picturesque of the Thames-side villages, bowl along a delightful country road high above

the river, but within sight of it nearly all the time. Just now the green of the trees and hedgerows is delightfully refreshing, and the wild roses lend the necessary relief. Henley, with its famous stretch of river, is reached all too soon, and here we rested awhile, and then made a short expedition by water to Captain Pirie's river-side house, Medmenham Abbey, with which the readers of *COUNTRY LIFE* are already familiar. The change from the rapid motion and the music of the horses' hoofs on the hard highway to the quiet of the river was truly delightful, but somehow the rattle and excitement of the coach drive has something in it which the river lacks, and most of us were glad to get back to the road again. We returned by the same way we came, but the sun was sinking in the west, and the whole country-side wore a different aspect. It is hard to say whether it was more beautiful in the morning or in the evening, but one thing is certain—no better position than the box-seat of a coach could be found to see it from. We trust that the proprietors of the Tantivy may long continue to run their coach, not only for their own and their passengers' pleasure, but to encourage the breeding of stout horses fit to do a day's hard work.

AT THE THEATRE.

THE revival of "Trilby" at His Majesty's Theatre once again showed that the interest of the play to the public has not diminished. Its popularity seems not to depend entirely upon the phenomenal vogue of the novel, as was once

believed, for that has passed, and the theatrical work founded upon it still proves potent to attract to Mr. Tree's playhouse large audiences for an appreciable space of time. That the play is a good play in the ordinary sense of the word, few will assert; that it is anything but a freakish piece, dealing not with human nature, but with fantastical creations, not with human events as we understand them, but with abnormal things, few will deny. At the same time, based on this foundation of the unreal, is a fascinating love story, and the figures of Trilby and Svengali, far removed from nature as they may be, are figures which must enchain the imagination and absorb the interest. Mr. Paul Potter's adaptation of the novel is by no means a good one; it is not symmetrical, and it increases rather than diminishes its unrealities, but it has several points of theatrical appeal, and the subject is sufficiently weird and strong to overcome faults of technique.

The lightness and gaiety of the scenes of the Latin Quarter, the prettiness of Little Billee's adoration for Trilby, form a most effective contrast to the eerie horror of Svengali's hypnotic possession of the artist's model and the tragic finale. The sardonic humour of Mr. Tree's acting gives to the performance that degree of light and shade which is invaluable in the portrayal of such a character. No part has suited Mr. Tree better; to none has he given more life and colour, spirit and conviction. His Svengali is splendid. In his frolicsome moods Svengali makes us laugh; in his diabolical moments, he makes us shudder, each equally heartily. It is a triumph for the actor to reproduce so completely Du Maurier's striking creation.

And there is Miss Dorothea Baird to play Trilby once again—the part in which she made her *début* and took London by



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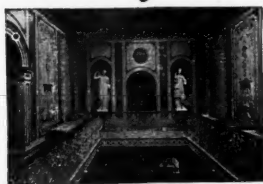
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storm. One recalls the story of the obscure young beginner, chosen through a photograph in an illustrated paper because she seemed to Mr. Tree to be ideally suited in appearance to the character. Not only in appearance, as it turned out, for none other than one can think of would have vivified the character so completely—the girlishness, the trustfulness, the femininity of it. Miss Baird came, played, and conquered. Looking as sweet and as girlish now as then, once again she repeated her success, and at His Majesty's won all our hearts for the singer of "Alice Ben Bolt"—the singer without an ear for music hypnotised into tunefulness by Svengali the magician.

Mr. Tree was further ably supported by Mr. Lionel Brough, Mr. Edmund Maurice, and the other members of an admirable company. Although a revival, acting and mounting were as perfect as one expects and obtains at the first English theatre in the world.

"JUST LIKE CALLAGHAN" at the Criterion Theatre is a fairly diverting farce upon an old theme. It is not quite funny enough in details to make us forget the antiquity of its foundation; nevertheless there are many hearty laughs scattered throughout the evening. Mr. Cosmo Gordon Lennox has adapted the Palais Royal "Coup de Rouet," by MM. Hennequin and Duval, quite cleverly. He has managed to gloss over the "Palais Royal-ty" of it, and to leave it merely a little suggestive. Of course, one is expected to "wink the eye" at the Criterion—to pretend to think that the spoken word means no more than the spoken word; that is the way farce writers think they hoodwink the Censor in England. Of course the Censor is not hoodwinked at all, but English susceptibilities—foreigners would say English hypocrisies—are saved, and so everyone is happy. It is better to have suggestiveness veiled than indecency unveiled, and that is the difference between the Criterion and the Palais Royal.

Manderberry is a flirt. He ensures the trust of his wife by writing her anonymous letters accusing himself of peccadilloes occurring on certain specified dates. These dates are carefully chosen, for they are those of nights spent peacefully at home. So, of course, his wife believes he has a double. Then, when there is some danger of his being disbelieved, he comes to his house not as himself, but as his double. All this is very funny, but a weak last act once again spoils the play to a great extent; but the authors have yet another clever and diverting idea. Manderberry is the victim of sudden attacks of cramp. He cannot move without contortions. One of these occurs when he is at the house disguised as his double. How the play ends it is unfair to tell when one is treating of these rattling farces, the effect of which depends on the element of surprise.

The piece is very briskly acted by the clever company engaged. With Miss Fanny Brough as a knowing woman of the world, who suspects the husband all the time, and is up to every trick of the connubial game, the farce cannot but have moments of great fun and acting the very best of its kind. Miss Brough more than once saved the fortunes of the piece. Mr. Frederick Kerr, as Manderberry, acted in his usual cool, imperturbable manner, and extracted a considerable amount of humour from the part. Miss Annie Hughes, of course, was charming and sympathetic as Mrs. Manderberry. Other characters, in the hands of Miss Kate Phillips, Mr. Clarence, Mr. Volpé, and Miss Joan Burnett, were admirably rendered.

THE appearance in London next September of Mr. John Hare, in a new play by Mr. J. M. Barrie, under the management of Mr. Charles Frohman, is an important event theatrically. Mr. Hare will be supported by an effective cast at Wyndham's Theatre—for that is the house. Mr. Hare spoke some time ago about retiring, but we hope that his re-entry will be of such a happy nature that he will dismiss the idea for some years to come. If Mr. Barrie is in his usual successful mood, the combination of author, actor, and manager is a very strong one indeed, and everything points to a triumphant return to the London stage of one of its brightest and most honoured ornaments. Mr. Hare's career is a standing contradiction to the ignorant diatribes of a writer who lately has been repeating the parrot cry of the greed and selfishness of actor-managers, and the absence of art in the craft of acting. It is a pity that Sir Charles Wyndham took the trouble of answering him.

On Monday last His Majesty's Theatre was filled to overflowing by a

brilliant and fashionable audience. The occasion was an entertainment for the benefit of Guy's Hospital, and their Majesties the King and Queen and their Royal Highnesses the Prince and Princess of Wales were present to lend countenance to so worthy an undertaking. A drama by Mr. Alfred Austin, entitled "Flodden Field," was the first item on the programme. The subject is one of the most romantic incidents in that long series of hard-fought fights between England and Scotland. A gallant king lost not only his own life, but the lives of a very large proportion of the best of his subjects. The author, although historically correct, treats the story in a novel and dramatic manner. He makes Lady Heron responsible for the delay in preparing to meet the English Army under Surrey, thus the necessary love interest is introduced. A supernatural element is not wanting, the warning received by James before setting out is duly represented. The play was finely interpreted by Mr. F. Terry as the brave and amorous King, and Miss Constance



Lallie Charles.

MISS FAY DAVIS.

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Collier as Lady Heron, while Miss Miriam Clements, Miss Helen Ferrers, Mr. Henry Ainley, Mr. Oscar Asche, Mr. Fisher White, and others all worked well to make for the success of what was really a fine performance. Following "Flodden Field" came "The Man Who Was," an adaptation by Mr. F. Kinsey Peile of one of Mr. Rudyard Kipling's stories. For theatrical purposes it was necessary to elaborate Mr. Kipling's plain tale somewhat, and it must be confessed that the introduction of a feminine element has not added to the dramatic value of the piece. Mr. Tree's rendering of the character of the more than half-demented British officer returning to the mess of his old regiment after years of captivity in Siberia, and gradually recovering his memory at the sight of once-familiar objects and the sound of long-forgotten names, is in itself sufficient to redeem a play with a great deal less merit than "The Man Who Was."

Mr. Tree, it seems, has made a rule that no author shall "take a call" on the first night of a new play at His Majesty's Theatre. The rule is a very

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proper one, although if Mr. Pinero writes a play for His Majesty's and wishes to bow his acknowledgments to the audience, it would be a bold man who would prevent him. Nevertheless, the rule is a very proper one. The public have nothing whatever to do with the personality of an author; they should merely know him by his work. The appearance of an author before the curtain is, more often than not, the signal for an uproar in the gallery—from a band of young ragamuffins who arrogate the right to criticise the work of an educated man, when they should be learning the three R's. And responsible newspapers the next morning take the trouble to note that the play was received unfavourably by a portion of the audience. If not only the author, but the actors, never appeared before the curtain, it would be better for everybody concerned.

Mr. Lewis Waller, whispering he would ne'er consent, has consented to take the Imperial Theatre for a term of years, where he will produce various romantic plays by Shakespeare and others, ancient and modern. The success of "Monsieur Beaucaire" decided this virile and attractive actor to take this step—he felt, and we feel, that he should have a permanent home of his own in London. And as Mr. Waller is a motorist, he has chosen the right theatre for himself, at any rate. Its approach is the finest thoroughfare in London, Whitehall, which he can travel quite at the legal limit without incommoding anyone.

In a few weeks' time, Mr. H. H. Davies's comedy, "Cousin Kate," will be produced at the Haymarket, which has not had quite its old luck lately. Let us hope that the young new author will restore it. With "Cousin Kate" will be played the dressing-room scene of "The Clandestine Marriage," by Mr. Cyril Maude, Mr. Lionel Rignold, Mr. A. E. Matthews, Mr. Eric Lewis, and Miss Maidie Hope. "Cousin Kate" will be represented by Miss Pamela Gaythorne as Jane, Miss Beatrice Ferrar as Amy Spencer, Miss Carlotta Addison as Mrs. Spencer, Miss Ellis Jeffreys as Kate, Master Cyril Smith as Bobby Spencer, Mr. Rudge Harding as the Rev. James Bartlett, and Mr. Cyril Maude as Heath Reid.

Mr. Forbes Robertson will visit some of the chief provincial towns in the autumn. He has accepted a new play by Miss Margaret Young, entitled—excellently entitled—"The Edge of the Storm."

PHEBUS.

TO AN OLD COLLEGE FRIEND.

We lingered in the realms of classic thought,
And culled the posies of a bygone day;
Handled the themes that wise old Plato taught,
Or lightly babbled some Horatian lay.

Once more for us did piping shepherds weave
Alternate strains of song in rivalry;
We heard the ever-restless billows heave
Around Ulysses on the trackless sea.

What boots the learning of old Plato now?
Vergil, alas! can touch our ears no more;
The laurel wreath upon Menander's brow
Is not more faded than our dreams of yore.

Gone is that converse, and our duties lie
In distant ever-widening spheres of life;
One has his constant daily task to ply,
Another children and a loving wife.
Farewell, old friend, 'tis good that we have walked
In those old gardens by the sacred stream,
Gathered its flowers, and serenely talked
Of what is now for us an empty dream.
Yet would I not complain, for life is filled
With sweeter joys than ever Homer sings;
And that dim music, for a moment stilled,
Shall touch with glory life's material things.

HAROLD SIMPSON.

INTERESTING PLANTS AT KEW.

WE made note recently of a few of the more interesting plants in flower in the Royal Gardens.

Solanum crispum.—This was flowering freely upon a south wall near the rock garden. It is an uncommon plant in English gardens, partly because it is unknown and partly because it is tender, though hardier than is commonly supposed. It makes a leafy covering to a warm wall, and through the summer months the pure lavender flower-clusters with orange stamens appear in profusion. It is evergreen, and much grown in the Southern Counties. The plant at Kew has been in its present position for many years. If it will succeed in this now smoky suburb, it may well be tried in other places without fear of failure.

The Eastern Poppies.—These were very handsome in rough grass, a place in which few think of planting them. A great group upon a grassy sweep was a blaze of scarlet, a wealth of colouring that only such a glorious Poppy as this can give. It seems uncomfortably hot in the ordinary mixed border, and when the flowers are over the rough leafage has a rusty and tumbled look that does not add to the beauty of the garden. In the woodland, however, the after effect is of small consequence. Though many striking varieties have been raised, the type and bracteata are still unsurpassed. Near the tea-house there is a thick bordering of the Poppy called *Papaver umbrosum*. We have never seen a more glowing bit of colouring, and at a distance thought the scarlet blaze must come from late-planted Gesner Tulips. It was a happy thought to sow a thick mass of so handsome a flower in this rough woodland. The black base to the petals is very striking, and there is an absence of coarseness. It is like a tall field Poppy in appearance, but more crimson in colour.

The Flag Irises.—Groups of these by the lakeside are a reminder of the

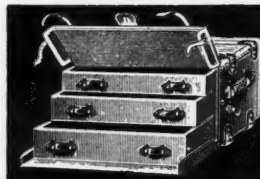
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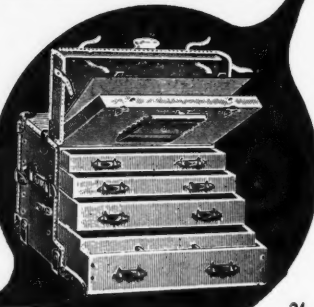


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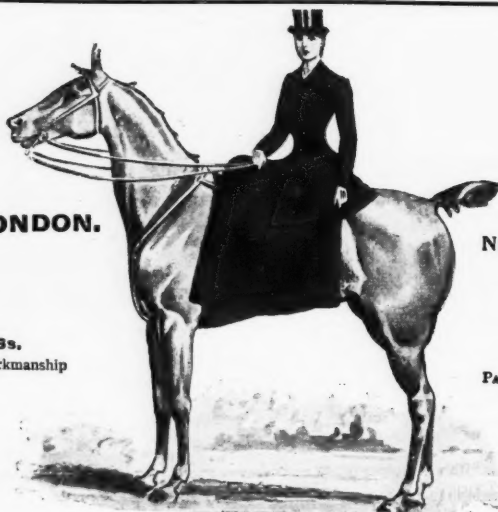
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importance of the Flag or German Iris for making brave masses of colour in early summer. No variety is nobler than *Pallida dalmatica*. The flower-stem stands up straight and strong, and the soft lavender colouring is delightful. We have several beds filled with nothing else, and for the good reason that the silvery grey of the leaves is in itself pleasant to see. The rosy lilac Queen of May, Victorine (deep purple and white), Mme. Chereau (white with lavender feathering), and Purple King are about the best. The great thing is to get them in distinct groups, not to mix the colours.

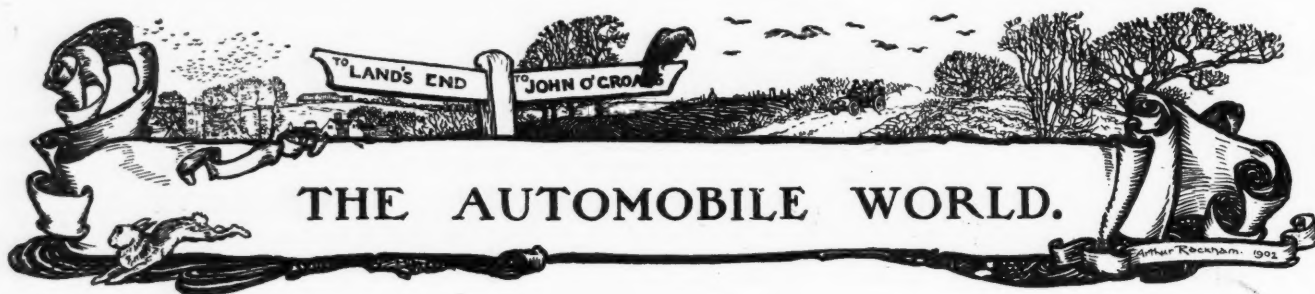
Rhododendrons and the Arrangement of Colours.—The gardens are full of colour from the Rhododendrons, the soft purple of the common ponticum making a sea of colour around the Queen's Cottage. We have seen several gardens lately where the Rhododendron has been planted with a free hand, but in most cases the result was unsatisfactory, and even unpleasant, through want of a little forethought in arranging the colours. Miss Jekyll gives valuable advice about the arrangement of Rhododendrons in "Wood and Garden," page 66. We have taken this as our guide in the past, and with the happiest results. Miss Jekyll writes: "The colourings seem to group themselves into six classes of easy harmonies, which I venture to describe thus: 1. Crimson, inclining to scarlet or blood colour, grouped with dark claret colour and true pink. In this group I have planted *Nigrescens*, dark claret colour; John Waterer and James Marshall Brook, both fine red-crimsons; Alexander Adie and *Atrosanguineum*, good crimsons, inclining to blood colour; Alarm, rosy scarlet; and Bianchi, pure pink. 2. Light scarlet-rose colours inclining to salmon, a most desirable range of colour, but of which the only ones I know well are Mrs. R. S. Holford and a much older kind, Lady Eleanor Cathcart. These I put by themselves, only allowing rather near them the good pink Bianchi. 3. Rose colours inclining to amaranth. 4. Amaranth or magenta-crimsons. 5. Crimson or amaranth purples. 6. Cool clear purples of the typical ponticum class, both dark and light, grouped with lilac-whites, such as *Album elegans* and *Album grandiflorum*. The beautiful partly double *Everestianum* comes into this group, but nothing redder among purples. *Fastuosum flore-pleno* is also admitted, and *Luciferum* and *Reine Hortense*, both good lilac-whites. But the purples that are most effective are merely ponticum seedlings, chosen when in bloom in the nursery for their depth and richness of cool purple colour. There are a great many beautiful whites; of these, two that I most

admire are Mme. Carvalho and Sappho; the latter is an immense flower, with a conspicuous purple blotch. There is also a grand old kind called Minnie, a very large-growing one, with fine white trusses, and a dwarf-growing white that comes early into bloom is Cunningham's White."

The Rock Garden.—This is full of beautiful plants in flower. At the time of our visit many stones were hidden with the flowers of the wild Pink (*Dianthus plumarius*), which is the origin of the garden Pinks now in perfection everywhere. We noticed also *D. cæsius*, *D. arenarius*, and the pretty white *D. fragrans*. *Achillea Millefolium* is a plant worth getting for wall or rock garden. It is close-growing and has greenish silvery leaves and clusters of the purest of white flowers. In the little bog garden the Orchids are in bloom, but none is handsomer than *O. latifolia*. It has large leaves blotched with purple and noble spikes of purple flowers. Near by was the Fair Maids of France (*Ranunculus aconitifolius*) with its feet in damp soil; it was starred over with white flowers. *Primula sikkimensis* was in flower in several places; it is a dainty Himalayan species, with clusters of clear yellow, sweetly-scented flowers, not unlike those of the Snowdrop in shape and the graceful way they hang from the stem.

Crambe orientalis.—If anyone desires a plant of noble port, and sufficiently handsome for the woodland, wild garden, or a corner of some grassy sweep, a note should be made of *Crambe orientalis*. The best known of the Crambes is *C. cordifolia*, but *orientalis* is even handsomer. A group of it may be seen almost facing the Palm-house, one of the most conspicuous spots in the garden. The large, divided, deep green leaves are almost hidden by the strong and spreading flower-stems, which branch out from the base and are studded with flowers as white as driven snow. The group is a huge starry mass, and a positive surprise to those who only think of Crambes as a rough, uncouth, and weedy family.

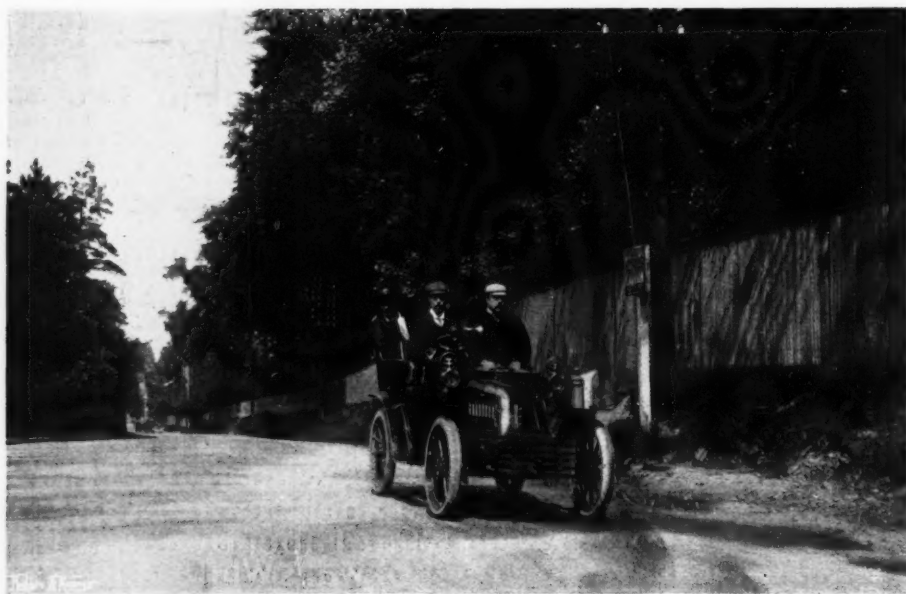
Bold Planting.—Kew, as we have told our readers before, is a beautiful garden, and the director and his assistants are always thinking of new ways of associating plants. An ambitious bit of grouping is to be seen just within the arboretum. It was at one time a thicket of shrubs, but these have been severely thinned out, and *Eremurus robustus* planted between, with a scattering of English and Spanish Irises to form a groundwork. The *Eremuri* are in flower, and their tall handsome stems are a surprise. The great storm of late May seems to have damaged them somewhat, but not irretrievably.



IN another column there appears from time to time a number of practical suggestions for those whose experience in automobilism is somewhat immature. Although I have no desire to "preach," I should like to add to those practical hints a suggestion of a more general nature, which is of special importance at the present time. When the novice is commencing his motoring career, he should bear in mind that the machine he is learning to drive, though safer and more easily controlled in skilled and cautious hands than any other kind of vehicle ever made, is yet capable, by reason of its speed, power, and weight, of causing the direst consequences to

those who are reckless, inattentive, or inexperienced in its use. To attain a reasonable proficiency in driving a car is a fairly easy matter for anyone who has good nerves, presence of mind, and some previous experience of road traffic, and as the first lessons are invariably taken at very moderate speeds, the beginner is seldom a serious danger to the other users of the road. In some motorists, however, familiarity with the car and its capabilities breeds not merely contempt for the rest of the traffic, but a spirit of recklessness and inattention that is bound, sooner or later, to result in serious disaster. The wise man, therefore, will register a vow (and keep it) never to take unnecessary chances when driving, and endeavour to cultivate that habit of constant watchfulness by which alone he can hope to avoid mishaps.

Everyone, unfortunately, has had experience of the terror of the highway who dashes past cross roads and round blind corners without checking his speed. There is, however, a lesser, though far more common, form of recklessness, and that is the habitual disregard of the side road or gate and what they may produce at the critical moment, the group of children playing by the roadside, the unattended cart, the nervous horse, and all the varied incidents of the highway, every one of which demands from a careful driver immediate recognition and a corresponding change in speed. It is of little avail to say that the driver on the main road has the right over those coming from the lanes, that the highway is not a playground for children, that to leave a horse unattended is contrary to the law, and that there is a duty on the horse-owner to see that his animals can stand the traffic. If a serious accident occurs, these excuses afford but little



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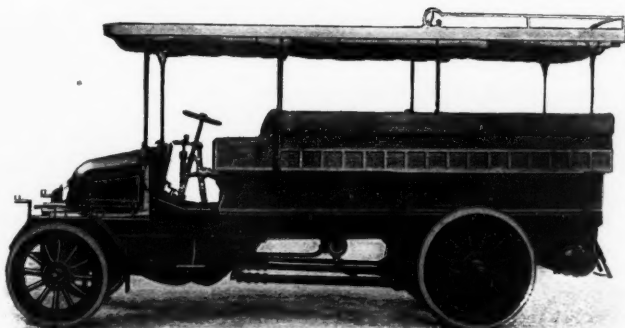
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moral satisfaction to the motorist, and still less of a substantial nature, in view of the present temper of magistrates, judges, and juries.

Writing in this column a month ago, I expressed the opinion that it was impossible for motor-racing to continue except under a new method of classification, which would tend to the production of a more "wholesome" type of vehicle, and one more closely allied to the touring car. The present rule by which the "heavy" racers are restricted to a weight of 1,000 kilogrammes has taught manufacturers many useful lessons in weight reduction, which undoubtedly have had an excellent effect on the design of the modern touring car, but it has also led to the production in the present year of a type of racer which, since the events of the Paris-Madrid Race, has been universally condemned by every writer on motoring subjects. The formulating of new rules is a somewhat fascinating subject for the mechanically-minded, though it remains to be seen whether in future years there will be sufficient racing to make it worth while for the big firms to devote the vast amount of time and money to this branch of motoring that they have done in the past. The most frequently suggested method of reforming the racing rules is by limiting the dimensions of the cylinders of the engines, and imposing a minimum instead of a maximum weight, for the complete car. Mr. Edge, in a letter to *COUNTRY LIFE* last week, suggested that the gross cubic capacity of the cylinders should

The development of the touring car would not suffer from this part of the rule, for it is already sufficiently light when the question of durability is considered, and, in the hands of some makers, has almost passed the limit of safety. The advantages to be derived from motor-racing, under a rule restricting cylinder capacity, and enforcing a minimum weight, would appear so great that even the most determined opponent of the present-day contests might be disposed to regard with a lenient eye a sport which promised to benefit so largely the commercial and pleasure types of motor vehicles.

There is, however, a most unfortunate obstacle in the way of the proposed rule, which no one, so far as I am aware, has yet been able to overcome. It is easy to limit the dimensions of a cylinder and so restrict one method of obtaining unnecessary and undesirable power, but is it possible to limit the speed of the engine? It is generally agreed that the slow-running engine is more durable and better in many respects than a high-speed one. Under a rule which merely limited the dimensions of the cylinder, the inevitable tendency of makers would be to obtain increased power, not by refinements in the construction of the engine, but by a large increase in the number of its revolutions. The resultant type of motor would be an abnormal and therefore an undesirable one, and the good intentions of the framers of the rule would again be frustrated. A difficulty of a similar kind has for years been felt in a kindred, though far more ancient,



THROUGH COBHAM.

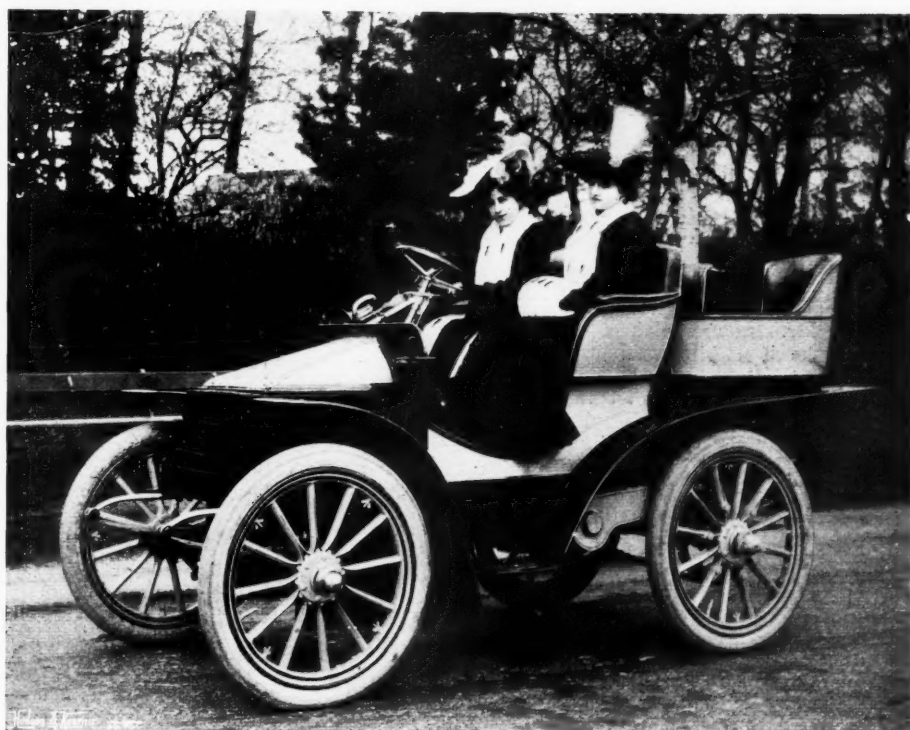
be restricted to a certain maximum limit. This, it is hoped, would direct the minds of motor designers towards discovering exactly what proportions of stroke bore and compression space within the given limits would lead to the best results. It would encourage more elaborate experiments as to the most suitable dimensions of the inlet and exhaust valves, and a more correct adjustment of their "timing." Ignition, lubrication, and the question of balancing, would also receive attention; and, in general, makers would be encouraged to obtain greater power by increasing in every conceivable manner the efficiency of a motor of limited size, instead of, as at present, being under the temptation of obtaining more power by the rough-and-ready method of increasing the dimensions of the cylinders to a preposterous extent. Having obtained the best results from their engines, the next and equally useful task before the makers would be to transmit the highest possible percentage of the horse-power to the driving-wheels. Here again every class of motor vehicle would benefit by the discovery of improved methods of transmission, and the reduction of the enormous waste of energy which takes place even in the best-made automobile, and results merely in the wear of gears and bearings. The imposition of a minimum weight for the entire vehicle would prevent that dangerous reduction of the dimensions of vital parts so noticeable in the latest racing cars, and which shows itself in flimsy frames, axles, and steering connections, and gears whose life must necessarily be of the shortest duration.

sport. In yacht-racing no rule has ever been devised that gave any scope to the ingenuity of the designers which did not, sooner or later, result in the building of mere machines, useless for any purpose except a brief spell of smooth-water sailing. It may be that the experts who control the destinies of motor-racing will be more successful than the members of the Yacht-racing Association in checking the invariable tendency of designers and builders towards the construction of "freaks"; but the prospect is not an encouraging one.

There has been a disposition on the part of certain writers to combat the panic caused in the minds of the public by the disasters of the Paris-Madrid Race by not merely pointing out the genuine and very great differences between that event and the forthcoming Irish race, but by ridiculing any suggestion of accident to the Gordon-Bennett competitors. I think it is mistaken policy to attempt to deceive the public into a belief that the course in Ireland is a really good one and less likely to cause disaster to the racers than the splendid road between Paris and Bordeaux. Of danger to the spectators I firmly believe there will be none, for the club officials and the local authorities in Ireland are taking the most painstaking and minute precautions to guard the entire route and ensure the safety of the public at every point. The rules and regulations will be so strict and so complete that it is only by a wilful and forcible breach of them that a spectator could be endangered. The case of the competitors is necessarily different, for nothing short of rules which would



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rob the contest of all interest and value can render the Irish course a really suitable one for the enormous speeds of which this year's cars are capable. The competitors may start with minds sobered by the recollection of the recent accidents in France, but in the heat of the contest there is at least a probability of cars attempting to pass one another on portions of the road where passing is practically impossible, or of misjudging their speed at some of the worst corners. The greatest danger to be feared is from overtaking and passing at high speeds, and this will probably be obviated to a large extent by adopting one of the many suggestions that have been made by prominent motorists. The most valuable one comes from Mr. Scott Montagu, who proposes that each car should be started at an interval of seven minutes, instead of two minutes, as originally intended, and that at each control no car shall be started again until after a similar lapse of time. To prevent a slow vehicle blocking the whole progress of the race, when one car arrived at a control less than three and a-half minutes behind another it would start the first of the two. This suggestion, which I believe is likely to be adopted in a more or less modified form, would result in most of the passing taking place within the controls instead of on the racing portions of the course. The risk to the competitors would thus be reduced, it is hoped, to such reasonable dimensions that there would be little fear of the race being marred by any serious accident.

I see that Mr. Edge complains of my use of the word "under-powered" in connection with the Napier cars that competed in the recent trials at Welbeck, and says "surely there is some mistake in this." The mistake, if there is one, is certainly not mine alone, as it is inconceivable that Mr. Edge would have gone to the expense of building new and more powerful cars for himself and Mr. Jarrott had he been satisfied that the Welbeck racers were sufficiently fast. However, since the Paris-Bordeaux disasters, Mr. Edge's opinions seem to have undergone a change, and he is now uncertain which of the two types is most suitable for the Irish course. The letter is interesting, as it gives, I believe, for the first time, an authoritative statement of the power of the new Napier cars. Sixty horse-power is the strength of the Welbeck type, and apparently 20 h.p. more for the ones now being built.

F. P. ARMSTRONG.

A DISTINGUISHED company is sure to be present at Barn Elms, when the Ranelagh Club and the Automobile Club respectively are combining in the holding of an automobile gymkhana. It is three years since the first and only event of the kind was held, the weather having interfered with subsequent attempts to repeat what was a very successful function. That the unfavourable conditions will not be repeated on the present occasion is much to be desired, as opportunities for the foregathering of automobilists appear to be getting fewer and fewer. The events on the programme are seven in number. The first will be a bending race, with handicap starts, and the cars



AT THE TOP OF THE HILL.

will be driven between staves set in a line. Having reached the last stave they must round it and return in and out as before. At the previous gymkhana the second half of the course had to be covered backwards, but this imposes rather a difficult task on those cars which are fitted with direct steering; at the same time the latter have the advantage, if anything, on the forward course.

In the second event a distinct element of novelty will be introduced. Temporary enclosures will be made for each competitor to represent a coach-house, and the problem to be solved is how to get the car out from an awkward position in the most expeditious manner, and, on returning, to turn the vehicle completely round inside the extemporised coach-house. The cars will start with their front wheels on a line, which is at one of the far corners of the enclosure. They are then to be manoeuvred until they are turned round with their front wheels facing outwards, and will then race to a point 50yds. distant and back, passing through a gate twice. The driver on passing through the gate has to alight, open it, re-enter his car, drive it through, alight, shut the gate, and return to his car. He has then to re-enter the enclosure with the front wheels first, manoeuvre and turn the car until the front wheels are in the entrance, and the rest of the car inside the enclosure. He must then alight, stop his engine, and leave all safe for the night. The handicapping in this event will be effected by altering the size of the enclosure according to the dimensions of the respective cars. It is a form of competition which not only demands a considerable degree of skill on the part of the driver, but also imposes a certain amount of strain on the cars themselves.

Another event is a race for ladies, and it is stipulated that no male man must be allowed on the cars which compete, though the engine may be started by a male attendant. There are now so many capable lady drivers that, given a sufficiency of entries, this should be the most interesting event on the list. Other items on the programme are a handicap race for all types of cars, a ladies' passenger race, in which each driver has to pick up three ladies in turn at intervals of 100yds., and a starting and stopping handicap, in which the cars must finish over a line without touching a "property" wall a few feet on the other side. Lastly, there will be a competition for appearance, the turn-out both of the car and its passengers being taken into consideration in awarding the prizes.

Now that the members of the Automobile Club, by an overwhelming majority, have agreed, as I confidently expected to be the case, to accept the

principle of identification if accompanied with the abolition of the speed limit, it may be regarded as certain that the forthcoming Government Bill will embody provisions to that effect. It is natural, therefore, that the users of electric broughams, which are a class of vehicle apart unto themselves, should feel some apprehension on the subject, for a number-plate attached to the back of a carriage of ordinary brougham appearance, save for the absence of the horse, converts it by suggestion into a hackney cab. Consequently, an influentially-signed petition has been prepared, for presentation to the House of Commons, in which it is pointed out that neither of the two main arguments urged in support of the proposal that motor vehicles must bear marks of identification apply to electric carriages for town use, the arguments in question being that the motor vehicle is capable of travelling at very high speed, and may therefore be dangerous in the hands of a reckless driver; and that the driver of such a vehicle who causes an accident cannot be identified if he chooses to proceed on his way. The petitioners contend that it would be vexatious for ladies and gentlemen who elect to be driven in electric broughams or landaulets in preference to horse-drawn vehicles when making calls in London, driving in the park, or attending the opera or theatre, to be required to have attached to the back of



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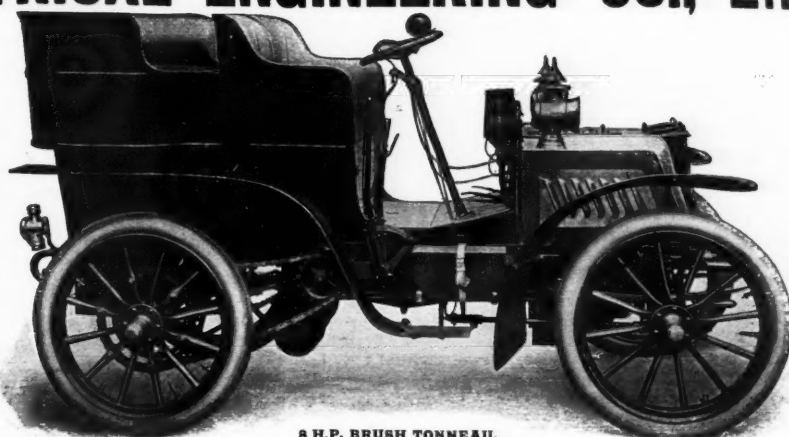
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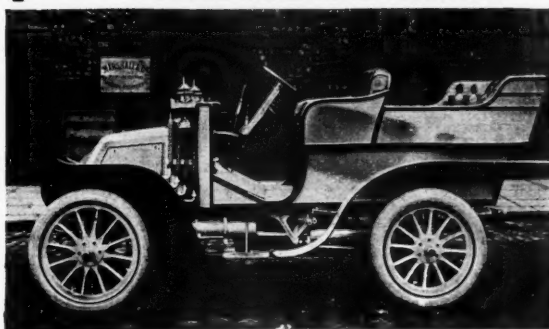
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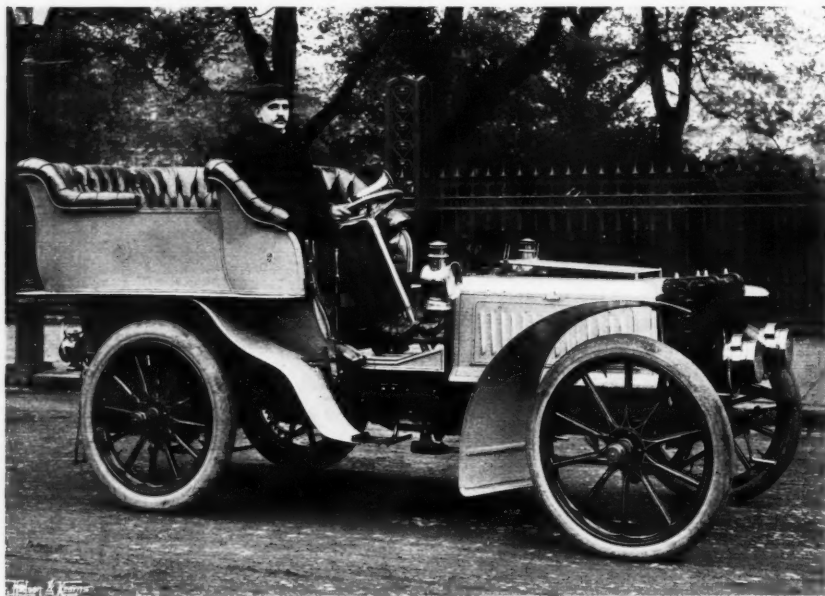
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their carriage a large disfiguring number or name. They add that such a provision would practically put an end to the use of such vehicles in London. Parenthetically it may be remarked that the latter contention can hardly be supported, as the electric brougham is too useful to be discarded even if compelled to carry a number; at the same time, the other claims for exemption appear reasonable, and it is to be hoped that they will be taken into consideration by the Government. Among those who have signed the petition are the Duchess of Roxburghe, the Duke of Sutherland, the Countess of Essex, Georgina Countess of Dudley, the Countess of Gosford, Earl and Countess de Grey, Lady Lilian Wemyss, Viscount Esher, and the Hon. Mrs. George Keppel.

The official results have been issued with respect to the non-stop run from Glasgow to London under the direction of the Scottish Automobile Club. The awards are based on a possible maximum of a thousand marks, and this was gained by the following cars: A 10 h.p. Lanchester, two 10 h.p. Sunbeams, two 12 h.p. Arrol-Johnstons, a 10 h.p. Wolseley, and a 12 h.p. Argyll. The success of the contest, however, is not confined to these seven cars which made an absolutely non-stop run, for the stops recorded in the other cases were mostly so insignificant as scarcely to invalidate their performance, and certainly need cause the prospective owner of a motor vehicle no qualm of apprehension as to automobile reliability. For example, the 14 h.p. Chenard and Walcker earned 999 marks, as also did the 22 h.p. Rochet and Schneider; in other words, each of these cars stopped one minute only in the journey of over 400 miles. Other marks were earned as follows: 10 h.p. De Dion-Bouton, 997; 10 h.p. Wolseley, 996; 12 h.p. Gladiator, 994; 10 h.p. Argyll, 994; 12 h.p. English Gardner-Serpollet, 994; 12 h.p. Georges Richards, 989; 6½ h.p. Peugeot, 985. All these, it will be seen, were to all intents and purposes non-stop runs, for the greatest loss was only that of fifteen marks. Only four other cars started besides those already mentioned. One was disqualified for non-compliance with regulations; another made no stop whatever while running, but had a starting delay of 3½ r. 12 min., owing to the fact that a tin supposed to contain petrol, but which really contained water, was poured by mistake into the petrol tank. A similar mistake, curiously enough, was made by a competitor in the Paris-Madrid Race, who thereby lost two and a-half hours. One car broke its reverse gear, and another a speed lever; the latter vehicle also lost two and a-half hours in replacing a pump, and was then withdrawn. When it is remembered that in last year's trial eight cars started, of which only three finished, the large number of competitors this year, and their successful performances, justify the public in regarding the trial as highly satisfactory.



MR. H. PEEL'S 24 H.P. DE DIETRICH.

It is only within the last twelve months that the De Dietrich cars have become well known in this country, but during that period they have acquired a reputation for good workmanship and thorough reliability that has placed them in the front rank. Mr. Charles Jarrott, who is the sole concessionaire in this country, drove one of these cars in the Paris-Madrid Race, starting first from Versailles and arriving second at Bordeaux without mishap. Our illustration shows a magnificent 24 h.p. De Dietrich of the latest touring type, fitted with a body by Messrs. Thrupp and Maberley, which Mr. Jarrott has just supplied to Mr. H. Peel of Ellesmere, Salop. Another of our illustrations depicts a 10 h.p. Wolseley War Office car, with Major Lindsay Lloyd at the wheel.

CORRESPONDENCE.

SIR,—There is an old saying that one should not look a gift-horse in the mouth. Similarly, I suppose, it is ungracious to examine too closely a lent motor. Still, from my late experience in this line, it is a very necessary precaution. Quite recently a kind friend who was leaving town for a time offered me the use of his handsome motor-car for a fortnight, together with his chauffeur, and in a weak moment I accepted it with effusion. My experience was not altogether satisfactory. In consequence, no doubt, of my crass ignorance of everything pertaining to the capabilities and requirements of this new form of vehicle, it is not too much to say that I at once became the slave of its driver. What that motor cost me in repairs, not to mention petrol and lubricants, during the period I was its nominal owner, I should

be ashamed to say. But worse than this, whenever I particularly wanted to go for a drive the poor thing was laid up with some obscure malady which required no end of medicine, and the absence of the chauffeur on mysterious missions to the surgery for long periods. I calculated afterwards the cost per mile which my friend's kind loan ran me into, but I omit to mention it, for fear of being accused of exaggeration. Suffice it to say, it was preposterous, and yet I felt a delicacy in alluding to it to the owner when my fortnight came to an end. Either I must expose myself to the suspicion of meanness, or else be prepared to brand the chauffeur as a thief. I preferred a middle course, namely, to suffer and be silent; but never again shall I be tempted to accept the loan of a friend's motor!—ONCE BITTEN TWICE SHY.

SIR,—There is a question which is evidently agitating the minds of many owners of motor carriages in London, and that is the proper headdress to be worn by their servants. Rightly or wrongly, the silk hat with a cockade seems out of place when its wearer is handling the steering gear instead of the ribbons. Even top-boots appear incongruous, as there is a "horsiness" about them which does not fit in with petrol and the teuf-teuf. A coachman—or shall we say a driver?—loses much of his dignity when on the box if he does not possess a whip, but this emblem has for ever gone with the new order of things, and yet we could not replace it by an oil can or spanner, either of which would be more useful on emergencies. But to return to the great question of the proper headdress for a driver in London. Surely nothing can be more hideous than the flat cap, half nautical and half workmanlike, which by some persons is considered *de rigueur* on the seat of a gentleman's electric brougham. I wonder what your views are on the subject. I want to do the correct thing, but confess for the moment I am fairly—PUZZLED.

HINTS FOR NOVICES.

A HOT dry summer is exceedingly trying to pneumatic tyres. Always be careful to introduce plenty of French chalk into the cover when mending a puncture. The heat set up in the tyres by driving at a good rate of speed over dry roads is greatly aggravated by the absence of the chalk, which reduces the friction between the inner tube and the cover. Never attempt to mend a puncture on the road unless you have left your spare tubes at home or have plenty of time to spare. A hasty repair is seldom satisfactory, and generally results in the new patch being blown off before a mile has been covered.

Always stop directly a puncture is detected. A distinct slowing of the car, and sometimes an unusual noise in the side chain or differential gear, will generally draw the immediate attention of the driver to the fact that a tyre is deflated, even if he fails to notice that the car is no longer on a level base. To run even half a mile on a flat cover may ruin it. If, however, the car is a light one and the tyres of ample stoutness, it is possible to run a short distance on a smooth road and at a slow speed with a fair chance of avoiding any serious injury to the outer cover. The experiment, however, is a risky one, and should only be resorted to in cases of emergency.

In the event of damage to an outer cover so serious that it cannot be repaired by the roadside, it is often possible to get home with the help of a tyre improvised after the following fashion: Procure some rope (it is a useful thing to carry on a car, by the way) and wind it round the rim after having removed the damaged cover. Sufficient turns should be taken to prevent the rim coming into contact with the road. The winding should then be continued transversely and the outer end of the rope secured. With this simple makeshift it will be possible to run many miles at a moderate speed without any serious risk of damaging the wheel or its rim.

It is advisable always to carry a spare tin of petrol. It is easy to over-estimate the quantity of spirit in the tank, and sooner or later the motorist is sure to experience an unexpected stop through want of fuel, and unless a reserve supply is carried, he may find himself in an awkward predicament. There is no necessity to cumber the car with the ordinary two-gallon tin unless there is plenty of spare stowage room. Small petrol cans holding a half or a whole gallon are now sold for motor bicyclists' use, which take up very little space and will contain sufficient spirit to run a medium-powered touring car ten or twenty miles.

Although the leather coat has fallen somewhat into disrepute by reason of its being now regarded as the livery of the mechanic, there is no doubt that it forms a very useful addition to the motorist's wardrobe. If objection is taken to its appearance, it may be worn under an ordinary overcoat, and will keep out more cold than any thickness of cloth. If any adjustment or repair has to be made on the road, the motorist can remove the

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overcoat and set about the work without any fear of soiling or damaging his ordinary clothes, which the leather jacket will protect. There is no necessity to pay a fancy price for leather clothing, and a good serviceable jacket can be obtained for about £1.

Water and petrol should invariably be passed through a gauze strainer when filling up the tanks. A choked carburetter jet is often extremely difficult to diagnose, and this result is certain to follow on neglect to filter one's petrol. Nearly every car is provided with a gauze strainer between the tank and the carburetter, but it is unwise to rely on this alone. For use in the motor-house buy funnels of ample size, as it is slow and awkward work filling the tanks through the miniature funnels sometimes met with. A separate one should be provided for petrol and water, and each, of course, must be fitted with a strainer of fine copper gauze.

Always bear in mind the fact that, if a chain breaks or jumps a sprocket, or if you have the misfortune to strip the teeth of the bevel gear, the foot-brake is rendered useless, and the car can only be brought to rest by means of the hand-brakes. It is on the latter, therefore, that the ultimate safety of the occupants of the car depends, and every care should be taken to see that they are of ample power and always kept in proper condition. In every car the hand-brakes should be easily capable of holding it when fully loaded on any hill, and either backwards or forwards. As a matter of fact, there is hardly a car of this year's pattern and of any repute which is not amply provided with powerful brakes.

FROM THE HIGH HOLE.

THERE is a beckoning finger on that quiet moorland, across the estuary, from the high hole on St. Andrew's links. It attracts the eye which, from the hollow below, was bent on the approach shot, as though it were the chief good that the ball should carry the bunkers and bound up on to the green. After a breathless moment, while the Haskell with characteristic coyness circles the hole before dropping in, the player actually turns his back upon the links and sighs for the wings of a bird that he might flee away. At least, some players do, and one can only pity the rest. So it was that the syren beckoned the other day; and as we looked, my opponent and I, we, there and then, arranged to put off our next match.

ON THE MOOR.

If anyone knows the moor, I should do, for I have been there often enough. But it is not known as shallow things are known. The monotony of a first impression only breaks up into many interests, which seem to increase without end. Custom cannot stale this infinite variety. It was still a first visit, inasmuch as none of the freshness had gone out of it, none of the wonder had lessened, no single yard had become common. I had one with me—opponent no longer, companion now—who was new to the scene, whose feet were on virgin turf, to whom each wild denizen was a stranger. I could thus compare impressions, and though I could tell him the names of birds or mammals, and guide him to their haunts or where the nests were likely to be, it were hard to tell to which of us it all came more as a revelation.

AN ENGLISH COTTAGE.

One or two strange things were there—strange even to me. I was not sure at first how I liked them. A new owner with new ideas had come into possession of the part of the moor bordering on the estuary, and one of his ideas was to place down over his property farmhouses and cottages of an English type. Such a cottage, with its picturesque wanderings and beetling thatch, he had planted right in the middle of the moor. This was the first invasion. But the moorland took possession of it; the vastness swallowed it up. One has to go very close indeed before it becomes an appreciable object. Only then does a certain sense of incongruity arise. And to step from the moorland grasses into the roominess and homeliness of an English kitchen is something of the nature of a sensation.

THE SHETLAND PONIES.

The indwellers were a shepherd and his wife, used to small, stuffy, dark stone huts, and to huddling over the fire under a low and blackened roof—the Northern peasant does not take kindly to expansion and fresh air. There was an undertone of grumbling. Even the big windows were a grievance, with the flood of sunlight they let in. So was the roof retreating above the bare rafters. "It looks its best to-day, but all days were not like this, for the varnished pine was very nice, but it needed a lot of washing, and the draught got in between the boards." "At least it must be dry, seeing it was built upon the sand." But even that seemed a questionable good. Another of the invaders is the Shetland pony, and part of the duty of these cottagers is to look after the herd.

THE PONIES AT HOME.

In Shetland the ponies lead a truly wild life. Week in, week out, from January to December, they wander over the often sodden peat-cursed land sloping down to sullen lakes, and graze on such scant, harsh herbage as consents to grow there. Mist flees in from the Atlantic, lashed on by the



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pursuing rain; varied with a change of wind by mist and lashing rain from the North Sea. And with scarce a fence to shelter behind they bear it out. It is a hard life, hard almost to cruelty, as those who have been out beside them on a lashing day have felt. The creatures cannot grow, and they don't. Their safety is to expose as little to the elements as they can, but they remain small, without being stunted. Through it all, they preserve their exquisite proportions, and when brought away from the misty islands into the drier sunshine of happier climes, they seem fairy horses.

ON THE MOORLAND.

Under the impression that they could be bred elsewhere, buyers—notably the Americans—sought out the tiniest and bore them off, sire and dam. But they made the mistake of forgetting how they became what they are. Amid other conditions, on richer pastures, well groomed, well housed, they reversed the order of their growth; the foal grew greater than his sire. Profiting by the lesson, the owner of this moor turned the ponies out to the elements, to feed on the sand grasses, to brave the mists and the slanting rains which come off the sea with the east winds, and to live a life, if not so severe as in their native Shetland, still hard enough to check any tendency to grow back into horses. Not far from the cottage an old ferry boat has been turned keel up, and a doorway cut in the side. Into this they may huddle in rough weather.

THE LIFE OF THE MOORLAND.

What a busy world was that which yet was without society. How many sounds one could count from under the bulging eaves as the varied life went to and fro, on household cares intent. The scream, the wail, the pipe, the whistle, the croak, the quack, the low wild twitter, and all the rest of them. How many sights one could see. The heavy, pitching flight of the curlew; the swift, jerky motion of the redshank; the low passage, half hidden against the moor, of the golden plover; the drifting from place to place of the dunlin; the wheel-like whirr of the ducks' wing. It seemed as though the waste had swallowed up the English cottage for the fur and feather also, so close did they come.

GROUSE.

Some came too near for safety. Not many yards away, among the heather, a grouse had made her slender nest of dried grass. But a pony put his foot right on the very middle of the clutch, and, of the eight or ten eggs, only one was left whole.

AN EIDER DRAKE.

A little further on an eider drake was as if making for the sea; but when he was dimming away he circled round in a great loop and dropped some half a mile to the left. When he lit he stood, not as the sheldrakes do, but as though resting his breast on the ground. We shrewdly guessed that he had been visiting his mate and was loth to go. Just on the back of that the duck scuttled off the nest. We had almost trampled on her. Had we been a yard to the right or left she would have sat, and we might have passed on.

THE DUCK'S NEST.

There were the pale green eggs in the house of down. My friend was charmed, who had not thought till now there was such a thing in Scotland. "I am glad I have seen it," he said; so was I, who had seen it often. He touched the soft elastic environment. "This is where the eiderdown is got?" And he was interested to know that a cushion might be stuffed from the nests round about.

THE STORY OF THE EGGS.

The eggs were five. Among ducks the eider is not a prolific layer. Like most birds, she will lay again if the nest is taken, but not more than four or five at a time. If we are to reckon the risks to which a species is exposed by the number of eggs, the plain message of the nest is: So many are needed to make up for the waste and carry us on for another season without loss, then, the eider has an easier lot than the other ducks. That, on this particular moor, she is safer, say, than the mallard, who lays her dozen eggs near the moist places, is by no means certain. But the breeding area is exceptionally wide and varied, reaching from this, our temperate zone, to the edge of the eternal ice.

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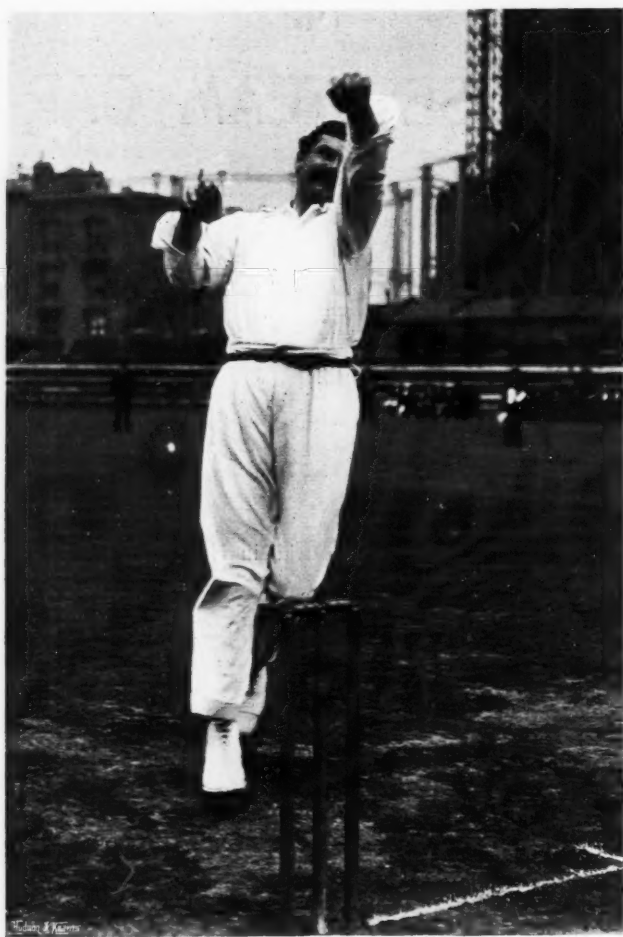
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MIDDLESEX BEATS YORKSHIRE.

THE defeat of Yorkshire by Middlesex, with a very large margin to spare, deserves more than a passing word of comment, as being a big event in the world of cricket. In 1500 Yorkshire went through the whole ordeal of county cricket, and, never losing a match, won sixteen out of twenty-eight. In 1901 the side won twenty games outright, but lost to Somersetshire. This I regard as a really better performance, in view of the number of games won, than that of the previous year. Last year—a year of drawn games—Yorkshire won thirteen, drew eleven, abandoned one, and lost one, again to Somerset. This year history began to repeat itself, as once more Somersetshire inflicted a defeat. Yet in neither of the last two years did Somersetshire take a high place among the counties, nor are her prospects particularly brilliant for 1903. Middlesex, however, which till last year held a high place among the counties, had not beaten Yorkshire since the early part of 1899 till last week, and though second county in 1901—a lucky second too!—had fallen as low as twelfth in 1902. If Yorkshire regarded a defeat at the hands of the county of surprises, Somersetshire, as a possible contingency, a beating from Middlesex, no stronger on paper than in 1902, can hardly have



W. A. Kouch.

T. RICHARDSON.

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Who showed much of his old form last week.

been anticipated, even when the curious issues of the game are not forgotten. However, the surprise-packet was once more opened by Yorkshire, and the surprise was found duly packed up in it. One hastens to add that Yorkshire, apart from the absence of Taylor, which will continue through the year, was unfortunate in losing Hirst, the best all-round cricketer in England, and David Hunter, who has no superior as a wicket-keeper. Further, Brown, jun., was absent disabled, and his greater namesake was very lame, though able to score a couple of innings of 50 runs or more. Hence, with Lord Hawke limping slightly as well, the side was below its full strength, but these are the accidents to which all teams are liable; still it was unfortunate that the strength of the team should be crippled at a time when, contrary to expectation perhaps, its fullest powers were needed. To balance some of these misfortunes, Yorkshire had the good fortune to win the toss and to bat first on a wicket which, never bad, certainly did not improve as the time wore on. Here is where Yorkshire failed; they omitted to seize the opportunity, or, to regard the matter from the opposite point of view, their opponents would not permit them to seize the opportunity, and the great side went down badly. Doubtless the presence of Taylor, Hirst, and

Hunter would have been an improvement on Walter Wainwright, Huggins, and Smith, but Lees Whitehead, who has long been on the fringe of the side, made up for the absence of Washington by scoring 60 runs in a gallant attempt to enable his side to die desperately. As for Middlesex, the county players, cheered doubtless by two previous and easy victories over Somersetshire and Gloucestershire, were one and all at the top of their form. Only one player, Bosanquet, passed 50, and that by two runs only, but seven others made scores that varied from 29 to 45, and as the last wicket, represented by Hearne and the veteran Rawlin, added about 60 runs, the Yorkshiremen were always in trouble. Hearne alone of all the bowlers playing took due advantage of some difficulties in the pitch, but both Hirst and Trott put in useful work, though Rhodes, the crack bowler of the country, was not only hit about for 101 runs, but got not a single wicket in compensation. In short, the Middlesex batsmen were well in touch with the Northern bowlers, and the Middlesex bowlers had in the main perfect control, in a modified sense, over the Northern batsmen. Add to this that few chances were missed by Middlesex (personally I saw no failure), and that several admirable catches served to enhance the excellence of the ground fielding, and we may fairly say that the Middlesex men cleverly wore down and beat, by good combination, an eleven that most players and watchers must have regarded as their superiors.

One result of the match is that a large number of people of the "previous" type is going about with "Ichabod" on its lips, and mysterious suggestions about "the championship coming South," and that "perhaps Middlesex at last." All this may be dismissed. The season is young; Yorkshire may and probably will recover both its form and its players, and Middlesex may not always be in such gilt-edged form, though as a keen partisan I am naturally full of hopes; expectations are very different things. But I do believe very strongly in *morale*, a word for which we have no close equivalent in English. Given a good side in good form, there is nothing that helps it to pile up successes like success; a better side in good form will not do itself justice if things have gone wrong and it has not been succeeding, as may happen to the best of sides. Before me is a letter from Ranjitsinhji, written about three weeks ago, and consequently before he was in his present form. He says: "I can't do right at cricket at present. Either bad luck or something funny happens. Perhaps better luck is to come, but *what a man wants is not good luck so much as to miss bad luck.*" That is the true philosophy of the game, and it is as sound in connection with sides as it is in connection with individuals. Both have their high days, when everything goes right and nothing goes wrong, and the exhilaration and the success carries on over to the next page, and so on, till perhaps the turn of the tide comes, and one cannot do right, and then comes something still worse, a feeling that hovers over man or side like some kind of ill omen, a feeling that one cannot and will not do right; then we fail, and we forget the good times that are past, and we curse the bad times that are present, and we croak about the bad, or worse, times that we are sure are to come. Then down comes a puff of wind from the right quarter; off scurry the clouds, and all is serene once more. Happy are those who weather the time of storm without carrying away topmast or gaff, and whose steering-gear does not go wrong. Where one's good luck comes in is when the bad spell is on, and one contrives to wriggle out of bad luck without disaster. A side may be all askew, but may manage to draw matches and escape apparently certain defeat; then the better days come, and little or no ground has been lost. But half the battle is confidence—not swaggering assurance, but the confidence that comes from successes honestly and honourably gained. The Romans knew a thing or two, and when Vergil wrote, *possunt quia posse videntur*, he hit the nail precisely in the centre of the head.

W. J. FORD.

THE OPENING OF THE YACHTING SEASON

QUITE a remarkable parallel was to be drawn between the opening of flat-racing and that of the yachting season. Starting troubles, on the one hand—due in large measure, its opponents say, to the vagaries of the gate—followed by the necessity of re-running the race for the Great Metropolitan Stakes at Epsom, found their counterpart on the other hand in a curious mistake made on the first day of the Royal London Yacht Club's river matches, when three of the vessels in the big handicap class started off at the five-minutes gun. A precedent for this incident does not for the moment suggest itself; and it is really difficult to understand how such a thing



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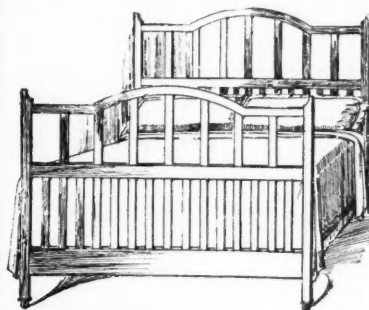
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"COUNTRY LIFE."

could have occurred, for at least three persons used to "watching for the gun" must simultaneously have thought they had seen or heard it. The skippers of two of the vessels may, of course, in mistrust of their own timing, have been led away by the third, and, sheep-like, followed her lead. The business was an unfortunate one, whatever be the explanation, for the seven vessels originally handicapped seemed to promise a good race. In the result, however, the big yawl Namara, which Mr. Paget built and which this year is owned by Mr. Douglas Eckford, the 68-ton yawl Moonbeam, and Mr. Garratt's 50-ton cutter Gwenyth were inevitably disqualified; the veteran Irex suffered some accident just before gun-fire to keep her from starting; and the ever-green Creole and Maid Marion and the Valdora were left to fight out the race. The Valdora is a new 106-ton yawl

belonging to Mr. Douglas Kerr, and at her *début* proved herself to be a fast vessel in fresh winds. She started at scratch, having to concede the Maid Marion 9min. and the Creole 12min., and polished off both of them handsomely. The two cutters finished close together a quarter of an hour and more behind the winner, but it is a pity that their never-ending rivalry should on this occasion have resulted in a protest. It was the old story of two vessels jockeying one another; then one luffing to prevent the other passing; and then—a foul.

Before, however, the events to which the previous paragraph refers took place, another long-drawn-out duel was in progress, and was also, unluckily, marked—or, rather, marred—by a miscalculation. The first race of the season looked like showing us the Moyana, a new 52-footer of Mr. Leuchars's, but, though she was lying off Southend, she was not started, and the Lucida and the Camellia were once again opposed to one another. Racing for the line—the two right abreast—the Lucida bore away to avoid crossing before gun-fire, but the Camellia held on, risking a little perhaps rather than lose her weather berth, and

was over too soon. Your modern racing vessel is not slow to her helm, and your modern racing crew do not as a rule suffer from having their fingers all thumbs; but now two invaluable minutes were lost, and for the rest of the day, in smooth water and a fresh north-easterly breeze which would have afforded every chance for a grand match, the Camellia was doomed to a stern chase. Meanwhile Sir James Pender's fine yawl, the Brynhild, was indulging herself in a sail over, for she could find nothing to compete with in the biggest handicap class. For the rest, the second handicap has been dealt with; but there were two others for smaller fry, which were more or less successful. Small cruisers' races ought certainly to be encouraged, and it is an auspicious beginning to find on the opening day of the yacht-racing season such liberal provision for

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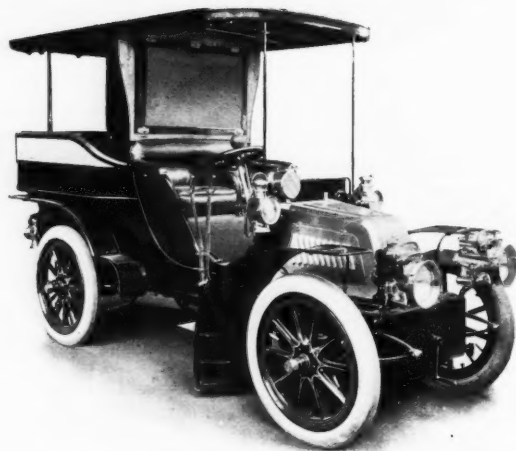
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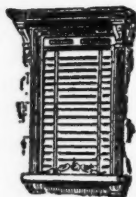
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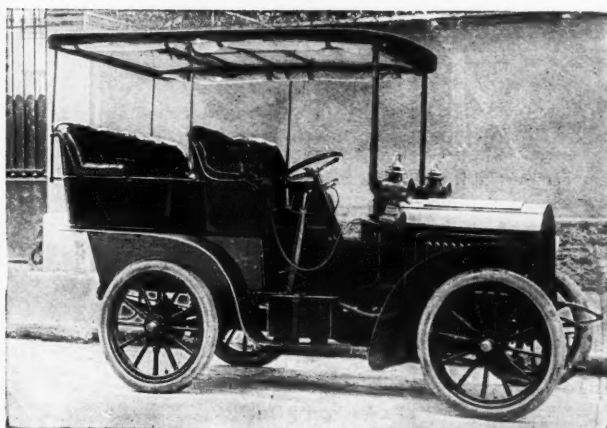
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the needs of those who cannot afford, or can afford but do not care to run to the expense of, either big cruisers or racers.

At this time of day nothing is to be gained by alluding to the earlier river matches of the Royal London and New Thames Yacht Clubs "in the reporting style," as the shorthand primers have it—more especially as the second day's sailing added nothing to our knowledge of any vessel's capabilities except that the Namara, given equal conditions, seemed to be a match for the new Valdora in a moderate wind and smooth water. But it has been convenient to deal with several races in some sort of order, for thus the names of many of the principal racers appear very much as they will on the regatta cards throughout the summer, and some idea of what sport is in early store for yachting folk may be gleaned. Drawing a comparison between the prospects of this year and the actual results of former seasons, it will be seen that the large cutter class has dropped right out. And a good job too, some will say. About 1895, when the Satanita, Britannia, Valkyrie, and Calluna were in constant rivalry, the sport was splendid to see, still more splendid to enjoy, and possibly to the owners concerned worth all the trouble. But the high level was only maintained a short time, and since that halcyon year big cutter racing has degenerated—not only in numbers. The advent of the Navahoe and the Vigilant from America and the Meteors from Germany kept things going for a while, but for years the Britannia swept the board.

But since the disappearance of the big cutter class a newer element in yacht racing has sprung up. This is the one-design class. In the North batches of vessels similar in design and sail area have long been raced together, but the Solent one-design class was the first step in that direction on the South Coast. How popular they are now the general necessity for starting them in two lots at regattas testifies. Moreover, they have set the fashion, and soon the Redwings came into being. Redwings are dear little boats, and, by reason of their small initial cost, give a great return for money spent. This year a new one-design class is to be seen. The idea was Lord Albemarle's, and the boats are to be about 20 tons. Four paid hands may be carried, which is, perhaps, an excessive number. The *début* of the class will be awaited with much interest, especially if half-a-dozen or more are started.

What are known as the Solent Classes promise well, but space is inexorable, and it is impossible to dilate further upon the prospects of the season which has just begun. It will be

seen that there will not be an abundance of novel features, though most of those that have won favour in the past will be present. The King is lavish with gifts of cups, and the German Emperor renews his offer of prizes for a race from Dover to Heligoland. Yachting is one of those sports which can be made or marred by Nature's caprice, and, unluckily, there is no means of propitiating her. One can only whistle for a wind and for the rest trust the sun will assert himself duly.

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considerable length. The reasons why a certain section of our ancestors were opposed to coaches bear a striking resemblance to the protests against motor-cars raised by many people at the present day. A Royal Proclamation described hackney coaches as "a common nuisance, while their rude and disorderly handling constituted a public danger," while in another similar document it is stated that the "general and promiscuous use of hackney coaches pesters the streets and breaks up the pavements." Judging by the description of the earliest coaches, one would scarcely expect to find that they were forbidden on the ground that they were over-luxurious. Indeed, it is said that Queen Elizabeth suffered so much when she went to open Parliament that she never again used her State coach; certain it is that she preferred riding to driving. When wheeled vehicles were first used, the roads, or rather tracks, were in such a deplorable condition that the dry beds of rivers and streams were used instead of the more direct route. The amount of comfort to be derived from a journey over such roads in a huge, lumbering carriage, weighing about a ton, and without springs, does not seem calculated to energise even the hardest of our ancestors. Another serious objection to wheeled coaches was raised by the watermen of London when hackney coaches began to seriously compete with them, and many harsh things were said about both coaches and sedan chairs, but in the end the improved means of transport overcame all opposition, as was, of course, bound to happen.

Sir Walter Gilbey traces the evolution of the carriage from its most primitive form down to the beginning of the nineteenth century, and draws a curious comparison between the improvement in the vehicles and the improvement in the roads on which they travelled. The better the roads became the more luxurious grew the carriage and the faster it moved. In pointing out that carriages were used on the Continent long before they reached this country, he says that this was almost entirely due to the badness of English roads, and, perhaps, if we take a hint from this and provide suitable tracks for motor-cars, the solution of the problem may be arrived at.

LABOURERS' COTTAGES.

AS regards the provision of cottages by rural district councils, I agree entirely with Sir W. Chance; and, indeed, I would go even further than he does, and say that local authorities are, under any circumstances, doing work of very doubtful utility when they embark on such operations. Either the expenditure will be remunerative, in which case private sources will sooner or later furnish the necessary funds, or it will not, in which case the rates are being used to subsidise wages. Surely, the question is one of supply and demand. If labour is wanted, really wanted, and cannot be had without more cottages, the employer must and will obtain it, even if he has to build cottages. The fact that he does not do this shows that he does not really need the labour, or else that he is indifferent to his own needs. In either case, what is the use of providing artificial facilities for the supply of labour to places where there is no clear demand for it? The action of supply and demand may work slowly, but it is not arbitrary.

Again, is it certain that district councils will be such ideal landlords? If they do their duty to the ratepayers, exacting the highest possible rents, and enforcing payments with punctuality, will their tenants prefer them so very much to the individual landlord, whose interests in rural districts are so often bound up with their own? If, on the other hand, they perform their functions in a perfunctory way, or, worse, study the wishes of their tenants rather than the proper interests of the ratepayers, where is the advantage of the change? It is not a simple matter to be a landlord; nor is there an unlimited supply of Miss Octavia Hills.

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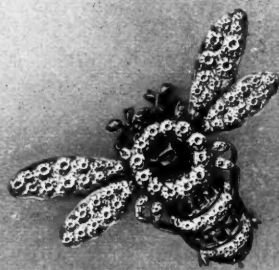
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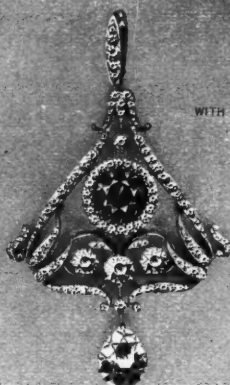
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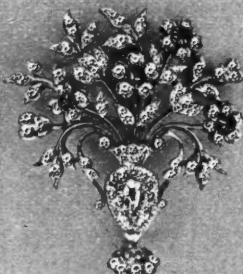
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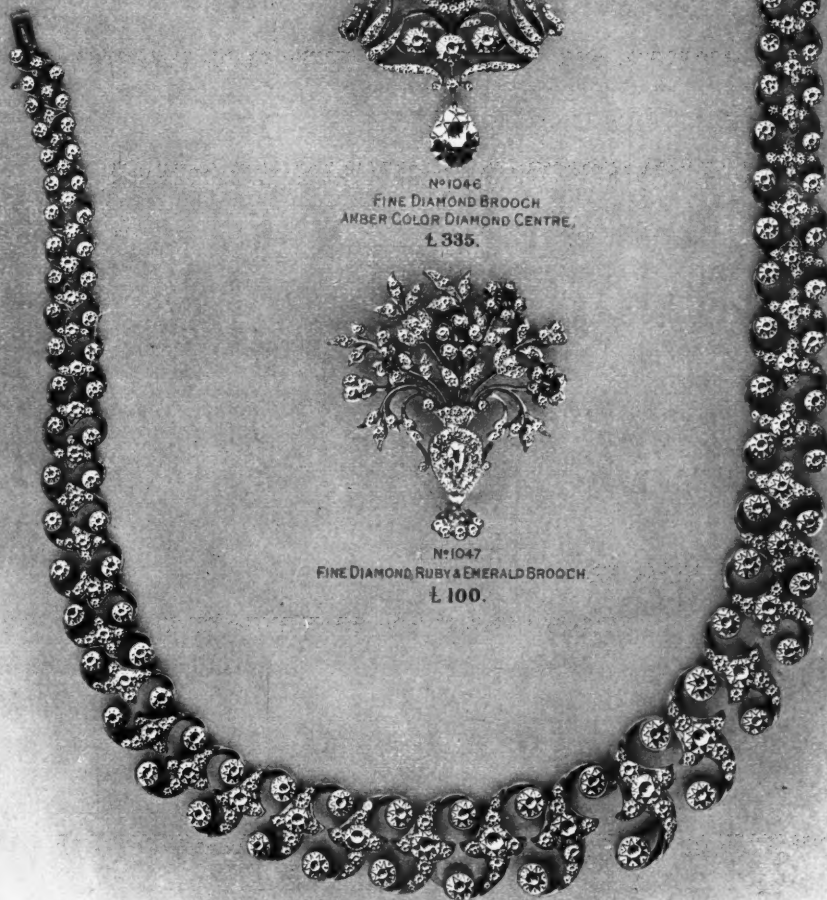
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We need not be altogether without hope that labourers' wages may continue to rise in the future, as they have certainly done in the past, both in nominal amount and in purchasing power. This, again, seems to be a matter of supply and demand. If labour is really wanted, and if it can only be had by offering increased wages, wages are bound to rise. The rise may not take the shape of an increase of weekly pay; it may be greater or less, rapid or slow, willing or reluctant, according to the intelligence, means, or generosity of the employer. On large estates it is sometimes to be found in the provision of cottages at a rent below market value. This is only a thin disguise; for whether a man gets 14s. a week and pays 1s. 6d. rent, or 15s. 6d. a week and pays 3s., is, so far as he is concerned, the same thing. But, sooner or later, if the demand exceeds the supply, the rise will come, unless it is kept back by subsidising wages out of the rates, directly or indirectly.

Of the other two ways mentioned by Sir William Chance, I cannot speak with experience concerning the difficulties involved in the first one, and I am glad of it.

As regards the second way, I am equally glad to be able to support him, being myself a member of the council of the B.B.R.A. Wherever building bye-laws are such that the erection of sanitary and proper cottages, at a cheap rate, is prevented by them, they should undoubtedly be amended, nor should any such be adopted. And I hope that the association, which is now fully constituted under the presidency of the Duke of Westminster, with an influential and active council, will be able to do good work in this direction, and receive general support. It is unsatisfactory, to say the least, to know that some of the most comfortable and oldest and most picturesque cottages in the country would never have been built at all if certain bye-laws had been in force.

But it is possible to go too far in the other direction. Whether or not jerry-builders existed in old times, they certainly exist now. Small owners there will always be. And among the pre-bye-law cottages in my neighbourhood there are some into which many men would not like to put their horses. Low dark rooms, mud floors, thin damp walls, however pretty and even well-kept the cottage may be, these are not features to encourage. Nor, except in clear cases, is it by any means a simple matter to close cottages as unfit for habitation, when to close them means that a family is rendered homeless and out of employment. To some persons, including myself, it seems better to aim at prevention no less than cure; and if we can secure that no new dwelling is so built as to be, or to be likely

to become, unfit for habitation, we are scarcely in danger of unduly interfering. The difficulty is how to attain this object in the simplest and least meddlesome way. H. G. WILLERICH.

LITERARY NOTES.

RUSKIN'S LETTERS TO M. G. AND H. G." (Privately printed.) This slim green volume, published a few weeks ago, brings us an appreciable addition to our knowledge of Ruskin, the man and social influence, as distinct from Ruskin the fiery prophet and social reformer. The letters are accompanied by extracts from an unacknowledged journal, and two brief sketches of Ruskin in varying aspects within the writer's recollection. The letters are addressed to the two daughters of Hawarden, Miss Helen Gladstone and Miss Mary Gladstone, now Mrs. Harry Drew, and are prefaced by a fitting little introduction from the pen of Mr. George Wyndham. "These letters are noteworthy," he says, "inasmuch as they reveal something more of a great man—great in himself and greater because he changed the minds of many."

They are letters that it must have been a joy to receive, such as one fancies only Ruskin might write—graceful, fantastic, at times inconsequent, often gravely beautiful, touched, yet not overweighted, with that sense of the profound mystery of human life never far from the writer's thoughts or pen. The early letters bear on Ruskin's first visit to Hawarden in 1878, and his changed attitude thereby towards Mr. Gladstone, with whom he was brought into close intimacy for the first time.

"I thank Fors and your sweet sister," he writes on his return, "very solemnly for having let me see your father, and understand him in his earnestness. . . I have been grievously deceived concerning him myself, and have *once* written words about him which I trust you at least may never see."

Notwithstanding sympathy and succeeding friendship, there were irreconcilable differences between the two men never entirely removed; Ruskin was conscious of the barriers, and indeed frankly refers to them to his host's daughter:

"Remember that if your Father said publicly of me that he cared no more for me (meaning Political and Economical me) than for a broken bottle on the top of a wall, I should say only, 'Well I knew that before; but the rest of me he loves, for all that.'"

There is a naïve expression of the influence which he acknowledged the brilliant Hawarden circle exercised upon him, which, although written playfully, owns an underlying seriousness:

"And, my dear, believe this, please, if you care to believe it, that I never in my life was in such peril of losing my 'political independence' as under my little madonna's power at Hawarden."

As Mr. Wyndham puts it, "Gladstone approached life in grim earnestness and absolute faith; the other with sunlit grace playing over all but absolute despair."

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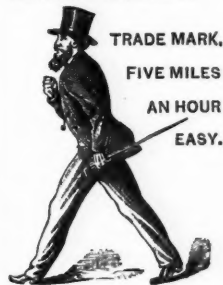
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"Judge how fondly by this time I think of the Hawarden trees," he writes from Kendal with his visit in mind. "Not but that there are some dark clusters about the older farmhouses very beautiful, and I learned something quite new to me of the majesty of the planes, a group of which I took in the distance for Scotch firs, and could scarcely believe my eyes as I drew near and saw the great leaves; the branches had been twisted so grandly by the rock-winds."

The only criticism of the collection seems quotation, for each letter possesses something that can only be spoiled by outside comment:

"The day is sunny, and my window looks over the Surrey hills, and I am thinking over a word or two I want to say in a new small edition of 'Sesame and Lilies' for girls, only without the mystery of life, just a few words about obeying Fathers as well as ruling Husbands. I am more and more convinced of the total inability of Men to manage themselves, much less their wives and daughters; but—with remembrance of the daughter addressed—it's pretty of daughters to be obedient."

Miss Mary Gladstone's music was one of the most potent spells of the Ruskin of later life. He entreates for it constantly; there is hardly a page that does bear an allusion:

"I want you to play to me and spiritualise me."

"I don't know what to do, for that music is always in my ears, and I can't do my mineralogy. . . . You really are the most perfect angel that ever St. Cecilia brought up."

"But I am still afraid of myself," he says in reference to another Hawarden visit, "whether I shall be able to draw at all. I am not yet; that is to say, it tires me more than anything when it's the least difficult. It's but too likely I shall just want you to play to me all day long."

There is a touching incident related in the memoir of an evening at Hawarden. When tired with talk, Ruskin lay back in a big chair "while M. G. played on to us in the dusk with a magical touch peculiar to herself. We thought that he would sleep, but he grew absorbed, and at last rose from his chair and walked over to the piano, and hung over it until she had finished. As she ended, we all waited for him to speak, but he was so moved that he could find no words, and could only say, 'Thank you—thank you!'" It was in such sharp contrast to the wonderful speech that he would pour out on a matter of Art that the circle were silent from a common knowledge of the depth of the unuttered feeling.

The journal speaks further concerning the "wonderful speech." Such a testimony is worthy of preserving, for the spoken word's record too often fails with the generation who listened to its eloquence. It was, the chronicler says, "Bright, gentle, delicately courteous—more intensely spiritual, more subduedly passionate—more thrilling than any voice I ever heard. . . . annihilating in the intense white heat of his passionate contempt and hatred of all vile, dark, hateful things."

The talk between the golden-tongued statesman and such a speaker must, indeed, have been talk to be remembered. The chronicler concludes:

"So I wend my way home, dreaming of nothing but Ruskin, and the glory of his soul, and the lovely visions he creates for us, and the ideals he would have us worship."

In the summer of 1882 Ruskin writes from abroad, recording little nature observations, lamenting that he has heard no music in France except steam whistles, and that his plans of walking over the Alps must be given up for the tunnel.

"It is a great grace of the olive," he says in a letter from Lucca, "not enough thought on, that it does not hurt the grass underneath; the purple cyclamens are all out, not in showers merely but masses, as thick as violets in spring—vividest pale red-purple, like light of evening."

The correspondence flows on. Now it is a gift of his works that goes to Newnham through Miss Helen Gladstone.

"I have ordered them now—about a ton weight—of which I specially recommend the Political Economy," or a story that awaits his opinion.

"I shall love to hear the story, and wish it would take an hour instead of ten minutes, but of course if you like it I shall."

He asks advice as to answering a letter from "one of the most precious girls I've ever known in mere honesty and simplicity of heart depth, and tell me what I ought to answer. Of course I won't answer that, but I should like to know all the same."

Curiously enough Miss Gladstone quotes Paracelsus to him, and not caring for Browning he does not recognise the application and asks:

"I'm dying to know what it is you call me. I do so like to be called names."

The little book comes to an end all too soon. The excuse for quoting thus lavishly from its pages must be that the manner of its presentation will probably withhold it from the greater part of Ruskin lovers, to whom it most certainly makes a strong appeal. It would be ungracious to cavil at the mode of publication. One has nothing but gratitude for its being given in any form.

It will take its place as an exquisite picture of a great man's tenderness and many-sided personality, showing, as Mr. Wyndham puts it, "the gracious courage with which, whilst treading a *via dolorosa*, he placed a posy before every shrine of Beauty, and Gentleness, and Love."

The *Ladies' Field* have been fortunate enough to secure the English serial rights of a new and powerful story by Henry Harland, author of "The Cardinal's Snuff-box." The first instalment will appear in the issue of June 24th, and the illustrations will be supplied by Edmund J. Sullivan.

The Life of Sir George Grove, by C. L. Graves (Macmillan). Sir George Grove's "Life" fell into ideal hands when it was allotted to Mr. Graves, who possesses all the qualities especially called for in relation to this particular biography—that is to say, he is not only an expert musical critic and student of music, but also a polished scholar, possessed of a keen sense of humour and of no common measure of modesty. Beyond that, it is clear from the preface that Mr. Graves bears towards the subject of his admirable memoir that grateful affection which, while it forbids a severely critical tone, makes for sympathetic biography. So, in large measure, he has permitted

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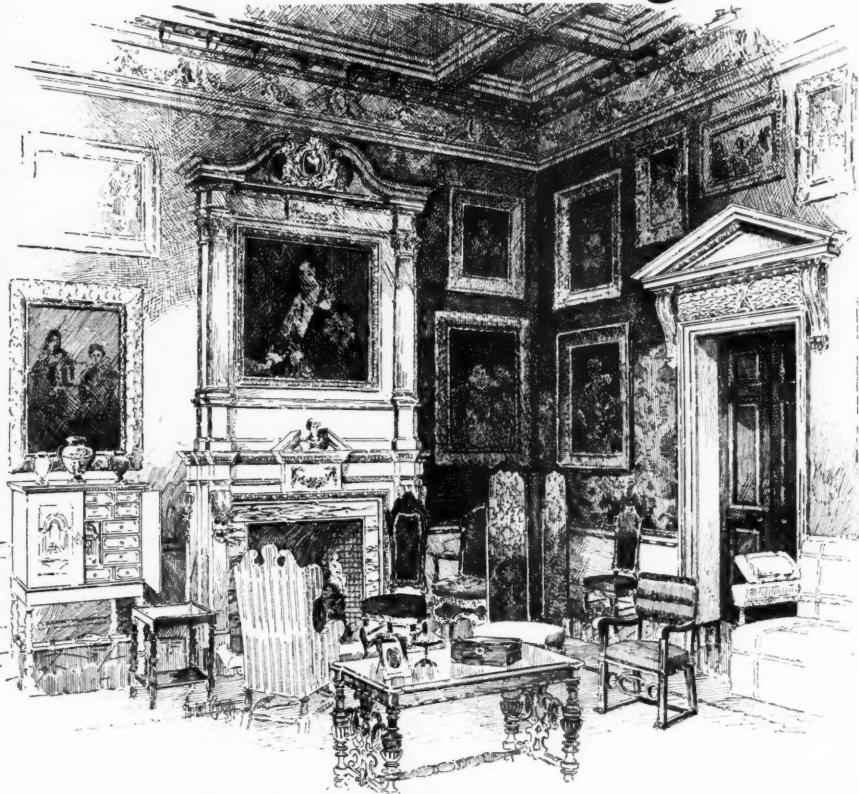
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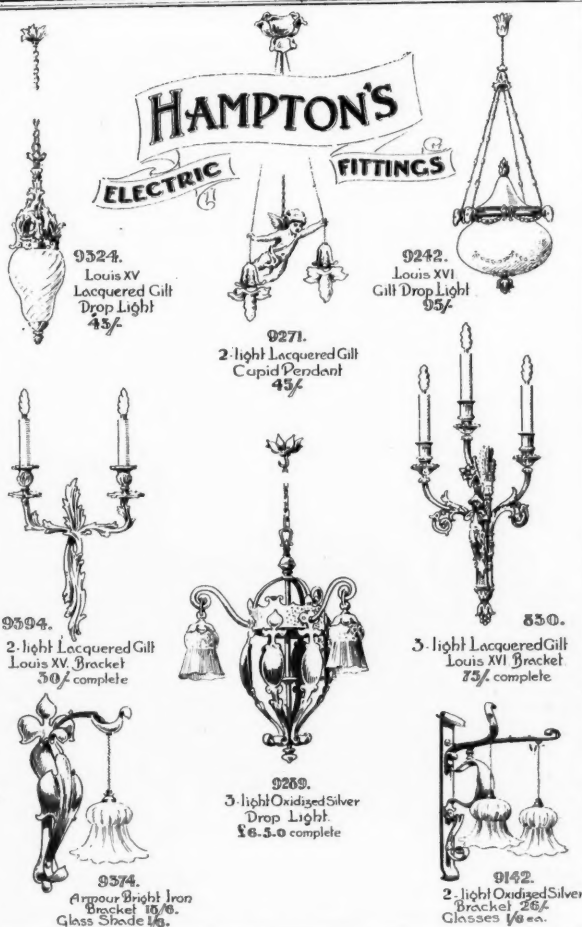
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Rabbits, Cats, and Cavies, by C. H. Lane (Dent). It was almost a surprise to find that Mr. C. H. Lane, who stands among the highest of authorities as an all-round judge of dogs, was also so closely acquainted with what may be called the minor pets and hobbies of the fancier as this book distinctly proves him to be. As it is, this volume, for which "the writer has drawn upon a life-long experience," is a distinctly more valuable contribution

to the literature of animals than his "All about Dogs," which was a trifle disappointing. Also the numerous illustrations by Miss Rosa Bebb are of real assistance, and the artist fully merits the praise bestowed upon her by Mr. Lane. She is not only skilful and sympathetic, but she is also a fancier. That means that her pictures show not merely "pretty darlings," but also the "points." In fact, the volume may probably be saluted with safety as the standard book on the three subjects touched, and it has the rare merit of being based, for the most part at any rate, on personal experience.

PUBLICATIONS RECEIVED.

In the Garden of Charity, by Basil King (Harper).

King Edward VII. and His Court, by T. H. S. Escott (T. Fisher Unwin).

The Riddle of the Sands, edited by Erskine Childers (Smith, Elder). A record of secret service recently achieved.

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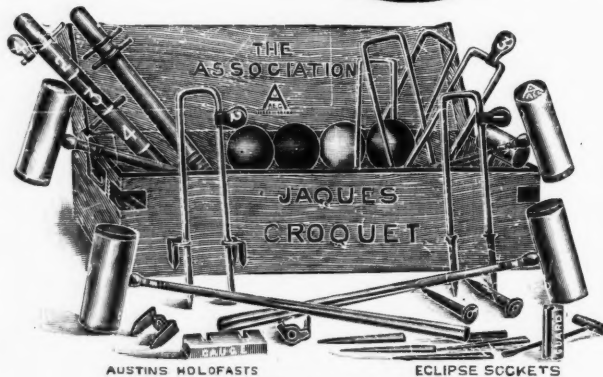
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WILD COUNTRY LIFE.

A PIGEON'S COO.

WHEN I was sitting the other day under a pine in which there was a ringdove's nest a cow lowed in the distance, and immediately the male dove, who was then sitting on the eggs overhead, cooed loudly in response. That the male bird should be doing the household work of incubation is not remarkable. Both sexes of the ringdove are coloured alike, and therefore no extra risk is run when the male sits on the nest; and, as you may observe any day in a dove-house, it is the rule among pigeon folk for the males to attend to the nests during the greater part of the day and the females during the night. Perhaps, in view of the fact that all kinds of pigeons once built in rocks—as appears to be shown by the colour of their eggs and the class of nest which they make—it was an advantage to the ancestors of our pigeons that the males should be on guard during the day when other pigeons are wandering about, for they are combative birds and often fight desperately for possession of a nesting site. This would explain, too, why the male, on hearing a distant sound, such as the lowing of a cow, which suggested in some degree the coo of a rival pigeon, should respond from the nest. The coo is the pigeon's note of self assertion, and for all he knows, as he sits there on the nest, some Lothario may be persecuting his wife with his obnoxious attentions. So, when he hears any sound in any way like a coo, he raises his voice to inform all concerned that he is listening, and ready to interfere if need be. At such times, no doubt, he would like to resemble Sir Boyle Roche's "bird" and be "in two places at once"; but, as that is impossible, he does the best he can, remaining on duty

with the eggs, but shouting to let the other fellow know that he is within reach.

ROCK-FIGHTING TACTICS.

At first sight there would seem to be some risk to the species in this habit of the male to make a noise while on the nest, but it is characteristic of birds which build their nests in holes of rocks and other inaccessible places, as we may presume that ancestral pigeons did, to be noisy about their homes. They trust to their position for safety, and from the way in which pigeons fight you can see that their ancestors were accustomed to defend ledges of rock against all comers. When rival pigeons meet they waste little time in pecking at each other and they do not use their claws at all, but the main object of each is to get a firm hold of the opponent and overbear him by sheer weight, finally thrusting him over the edge and letting go of him, with a vindictive tweak at the last, which leaves a tuft of feathers in the victor's bill. If, however, the weaker bird manages to get his back to the wall, or if the two combatants are evenly matched, you will see a change of tactics, and, measuring their distance nicely, the fighters exchange resounding thumps with their wings in quick succession. Sometimes one pigeon is thus fairly beaten, inch by inch, backwards, till he begins to lose his balance on the ledge, when a final rush and tweak fairly disposes of him, and the conqueror prances, cooing, up and down the ledge they fought for. To prevent combats of this kind, where a number of pigeons are kept in an enclosed place, each separate nest-box should have a ledge in front, which the proprietors of the box can recognise as their very own. Otherwise they are apt, from force of habit, to fight for the floor, and much bullying and quarrelling result.

SONGS FROM THE NEST.

To return, however, to the wood-pigeon cooing overhead. Although the fact that pigeons are habitually noisy in or near their nests may be taken, in conjunction with other habits, as evidence that their ancestors nested in inaccessible places, it does not follow that the same cause may be assigned for the occasional singing of other birds when sitting upon their eggs. The blackcap will do so sometimes, and the song-thrush also. Indeed, it is probable that every kind of songster may now and then be tempted to sing from the nest, on hearing what he conceives to be the voice of a distant rival. For combativeness goes with music through all birddom; and if you were asked to name the two most quarrelsome of common birds, you would probably mention the skylark and the robin, the very two birds whose song is so seldom silent throughout the year.

SINGING IN SECURITY.

Nor, perhaps, is there any great risk run by a bird which occasionally sings on the nest. Sitting there, silent, unseen, and motionless, he must have a very good idea of everything that is living and moving in the immediate neighbourhood; and if a blackcap suspects a lurking weasel in the same bramble-patch as the nest, we may be sure that he would not sing, while to enemies at some distance a blackcap singing in one bramble-patch

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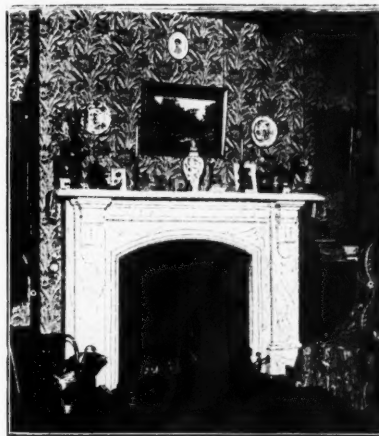


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would mean no more than another blackcap singing in the next. Perhaps, therefore, what was really remarkable in the conduct of the wood-pigeon who disturbed one by suddenly cooing overhead in its nest when the cow lowed, was that it should have done so while I was sitting just below. But wild things very quickly forget your presence if you sit still; and though no doubt he had craned his neck over the edge of the nest and watched my proceedings very suspiciously when I first arrived, his attention had probably been distracted by half-a-dozen other things since then, and he has most likely forgotten all about me.

BIRDLAND IN AN UPROAR.

This shortness of memory among wild things is a great aid to the naturalist, because when he stations himself in some well-chosen nook he is treated like a special guest in Nature's theatre—no sooner has he taken his seat than the play begins. The sportsman profits thereby too, no doubt; but the ways of Nature were formed long before sportsmen appeared upon the scene. Even now the peril which man brings to wild things at large is infinitesimal compared with that which they cause to each other. And when a wild thing is on the prowl, it does not squat down in full view, like a naturalist, and do nothing. Instead, it lurks under cover, and creeps stealthily from thicket to thicket, keeping everything that catches a glimpse of it in a state of anxiety as to where it will appear next. Imitate the ways of a weasel in stalking wild life, and you will soon have the whole woodland in an uproar round you. Instead of marvelling at the bird's shortness of memory, you will wonder whether that blackbird is ever going to stop crying "Chink, chink, chink" after you. Hedge-sparrows, plaintively piping, will accompany your course with nervously flicking wings from bush to bush. A thrush, with anxious head erect, will fire off "chucks" at you like minute-guns. Chaffinches, with white-splashed wings, will flutter above your hiding-place, and then, catching sight of a bit of you through the leaves, will perch further off, and cry "Twink, twink, twink" excitedly. An invisible wren will jar persistently within a few feet, and a robin will dash, chattering, into your very presence, and dash off again in a flutter of expostulation. He is the friend of man, certainly, but no friend of men who go crawling among the bushes like weasels.

ALARM NOTES AND SONG.

Incidentally, it is worth while thus to set birdland in an uproar sometimes at breeding-time in order to watch the different tactics and hear the different notes of birds in presence of an unknown danger. Some, like the chaffinches, draw nearer and nearer until they have actually located the enemy with their own eyes; while others, like the thrush, are content to take the peril on trust, and remain at a safe distance. The blackbird follows it up step by step, while the wren keeps pace with it through the undergrowth, and the hedge-sparrow takes short flights past it with flickering wings. At such times the nightingale, unless it has had a near view of the enemy, seems to sing short snatches of song instead of using its croaking note or alarm; though these brief trills are never preceded by those separate notes, like "Tee, tee, tee, tee," with which it always prefaces its song at night. This would seem to suggest that those notes, though far from the most musical in

our ears, are the special effort of the nightingale when singing with intent, just as the cheap canary, singing its natural song, works itself up to a series of ear-splitting high notes that are painful to hear. I can recollect a treasured canary of childhood at which, to one's great chagrin, one's elders always threw something when it was just reaching that point of ecstasy in its song when the "special" notes would be uttered. But the canary was so set upon getting out those notes that he would begin again and again, until at last, when something else had distracted the attention of the company for a moment, one would discover from one's elders suddenly putting their fingers in their ears that "that awful bird had done it again," E. K. R.

FOOD OF YOUNG GROUSE

LAST spring the general "frosting" of the heather, by which the young shoots were turned quite brown, threatened to destroy what was deemed the main food of young grouse. Yet to the surprise of most sportsmen who have practical experience of the moors, the stock of young birds in August was found to be up to the average in most places, and on some moors very much beyond it. The result was an interesting discussion as to what does constitute the food of young grouse, and especially whether they are as entirely vegetarian as is generally thought. Among the practical sportsmen who contributed their views there was a majority in favour of the theory that young heather was the favourite food if the birds could get it. But several correspondents stated their opinion that this was largely supplemented by insect food, and by the leaves of other moorland plants. It was also evident that the young grouse can live almost without heather, as there are several very fair grouse moors, as Lord Granby mentions, where there is almost no heather at all. A hope was expressed that when the birds hatched during the season now at hand an opportunity might be given of making a post-mortem examination of some young birds, to see exactly what they had been eating, because it is evident from the variety of opinions held that the facts are not accurately known. If they are now ascertained a useful guide would be available for hirers of moors or owners to conclude what the prospects were likely to be, so far as the food supply affects them.

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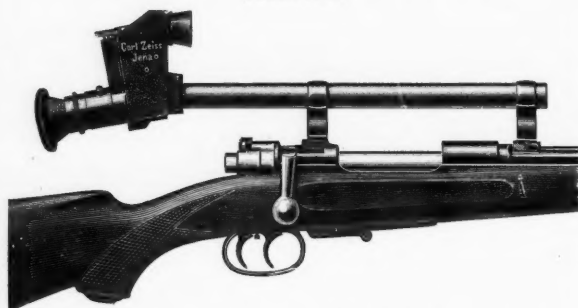
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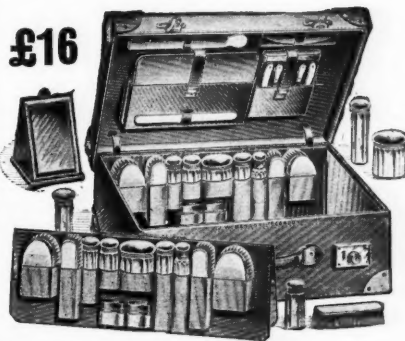
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Sheffield, are among the best in England, was good enough to make the first practical contribution to the enquiry by sending three young grouse still in the down, on May 21st, to the offices of COUNTRY LIFE. The contents of the crops were examined by Mr. C. J. Cornish, who says: "All three young grouse had full crops. In each case the contents and proportions were practically the same. About four-fifths was fresh green young buds of heather; the other one-fifth was a small, immature reddish brown flower—I think that of the bilberry. There were no traces of insect food in the crop of either of the three little birds, though, had there been any, they would no doubt have been as easily seen and identified as in the case of the young partridges which I examined last year."

It might be of real service to sportsmen if some other owners of moors would send a few more specimens for examination. For instance, it appears from these Broomhead birds that even on those first-class moors for heather the chicks eat the flower of another plant. If the owners or lessees of some of the heatherless moors on which grouse are found in large quantities would send some birds from those, we might determine what alternative food-plants the little birds use. Also, now that the warm weather has begun and insect life is beginning to be plentiful, it would be of great service to be able to examine some of the later young birds from the heathery moors. In conclusion, we must offer our thanks to Mr. Rimington Wilson for the help which he has so kindly given to solve the question. We may add that last year, after the shooting season had begun,

he was of opinion that on his moors young heather was the principal, if not the sole, food.

STABLE NOTES.

IS the operation of docking legal or not? The question has once more come to the front, an individual named Beard having been heavily fined for carrying out the operation unskilfully, and the owner who employed him having also been punished. Many years ago the Hunters' Improvement Society took a step which it was thought would exercise considerable influence upon the custom of docking, by decreeing that all foals should be exhibited undocked. Later the Royal Agricultural Society adopted a similar rule with regard to young stock up to two years old, but at the very next meeting rescinded it. This was not a very dignified action for the premier agricultural society of the world; but, at any rate, it sufficiently indicates the feeling of horse-owners, and the pressure brought to bear against the proposal to interfere with an established custom. One of the most strenuous opponents of the change was Sir Walter Gilbey, who predicted a most serious loss to British farmers if the society attempted to begin a crusade against a custom so firmly established as that of docking. Other members condemned the action of the Hunters' Improvement Society, and Earl Egerton of Tatton spoke of the danger of attempting to drive long-tailed horses in low carriages. It was also pointed



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out, in proof of the universality of the practice, that in the hunting field, as in Piccadilly, the proportion of undocked horses to be seen is very small.

It may be taken for granted that there is a strong sentiment in favour of docking in the minds of owners of horses. Fashionable people—the people who are willing to pay a high price—require their horses docked, and naturally enough the people who supply these horses are willing to meet their customers' wishes. The time may come when docking will be considered as ugly as ear-cropping and the other mutilations to which horses were subjected in bygone days; but that time is not yet, and we have to take things as they are.

But the present position of affairs is very far from satisfactory. Is the operation legal or not? In the case referred to the horse suffered from tetanus, and it was evident that the work was carried out in a rough-and-ready manner. But it is useless to urge that the fact of tetanus supervening is a proof of unskilful operating. Tetanus is a germ disease, and the germ may find an entry through the most insignificant wound. It may be granted that dirty instruments, and want of care, increase the danger; but there is always a danger, and even skilful and experienced veterinary surgeons have had cases in which tetanus has followed the operation. The representative of the Royal

Society for the Prevention of Cruelty to Animals stated that no proceedings were generally taken "when all turned out right." For the reason already mentioned this is by no means a proper attitude to assume, and a test case ought to be taken to decide the question: "Is docking, if properly carried out—whether the result be untoward or not—an operation which the horse-owner can legally perform or have performed on his animals?"

Horse shows and shows of stock are supposed to have a direct educational influence, and although, of course, it is the leading breeders—from whose ranks the judges are chosen—who control the standard set up, and not the shows that dictate to the breeders, there can be no doubt that the effect of the exhibitions on the lines on which breeding is conducted and on the ideals set before the general public is very great. It is a pity, therefore, that at our shows the public should be kept so entirely in the dark as to the reasons which have influenced the judges in the bestowal of their awards. It is often a very difficult task for the ordinary individual, going through a class after the judges, to discover on what system the decisions have been based. When an animal taking in appearance is passed over in favour of another not so showy, the odds are that there is some weakness which the keen eye of the judge has detected, but which is not obvious to the less experienced spectator who goes to the show to learn. If there were some means by which the views of



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the judges could be made known to the public, the educational value of the show system would be greatly enhanced.

But there is a well-known dictum which tells us of the wisdom of "never giving a reason" for anything, and, from the point of view of the judges, it is no doubt a very wise rule to act upon. The *chose jugée* is now accepted by the disappointed exhibitor with a philosophic shrug; but if the points, good and bad, of the exhibits were made known there would be endless dispute and discussion. It may be regarded as tolerably certain, therefore, that the proposal that judges should give the spectators and the Press the reasons for their awards will not be carried out in the thorough and detailed manner which would be the most satisfactory from the point of view of the learner. But something between the present plan of saying nothing, and the comprehensive one which some of our Transatlantic brethren are calling for as a check upon the favouritism of judges alleged to be appointed in the interests of prominent exhibitors, might be tried. At the dinner which generally follows the country show, it is the custom for the judges to make a few remarks on the classes, and this affords an opportunity of which some good judges avail themselves to impart really helpful hints. Something may reasonably be asked from the judges in the shape of useful criticism, even though they have a natural reluctance to bring down upon their heads the storm that would certainly occur if they were to state in every case the reasons why this animal was preferred, and the other sent down.

BOTTICELLI.

DURING the last thirty or forty years, few artists have been so much written about, worshipped, and discussed as Botticelli. For several centuries the beauty of his work seems to have been completely forgotten. Yet, during his lifetime, "much of that meditative subtlety" which was supposed to characterise the imaginative workmen of the close of his century, had been anticipated by him, and had already won him great fame and esteem. In Leonardo's treatise on painting the only contemporary name mentioned is Sandro Botticelli's. This great distinction was considered as a mere matter of chance, but now that the real merits of Sandro's works have been re-discovered, people are

beginning to wonder whether this curious fact was not rather judgment than hazard on the part of his great contemporary.

With the assistance of the two volumes recently published, one by Bell and Sons, the other by Messrs. Newnes, nearly all that is known of Botticelli and his work is made accessible. One of these volumes forms the complement to the other. In Messrs. Newnes's book the illustrations are the principal feature. In the "Great Painter" series Mr. Streeter gives a compact and most interesting study of the life, character, and tendencies of the artist.

Little is known of the details of Alessandro Botticelli's life. Though always supposed to have been born in 1447, Mr. Herbert Horne has recently announced the discovery of documentary evidence that in February, 1458, Botticelli was "thirteen years of age, in feeble health, and still at school." He was the youngest son of a Florentine tanner, Mariano di Vanni Filipepi, a well-to-do burgher, who seems to have brought up his sons with care, giving them the education that was usual before they were allowed to choose their calling. Like so many men of genius, Botticelli, though quick at learning, seems to have shown a marked aversion to study. His father, in despair, "handed him over to a very competent master in goldsmith-work, hoping that the boy might take to this art." But the venture proved a failure. At the goldsmith's, however, he came in contact with some painters, and in their company he discovered his true vocation. His father wisely acquiesced in his boy's stubborn determination, and transferred him from the goldsmith's *bottega* to that of the "most excellent painter," Fra Filippo Lippi. Here he set to work so diligently that his master became much attached to him, and took so much pains with his training "that he rapidly attained a degree of proficiency which no one would have predicted for him."

Some writers contend that Fra Filippo had a great influence on Botticelli, and that but for Fra Filippo there would have been no Botticelli. There seems, however, but little ground for this assertion. In some of Sandro's earlier works there may be some influence of his first master, but as Botticelli's genius developed a radical difference sprang up between them. Fra Filippo was intensely concrete and direct; Sandro was abstract, visionary, and elaborate.

After his apprenticeship to Fra Filippo, he was in turn influenced by the Pollajuoli, in a lesser degree by Verrocchio, and powerfully, though indirectly, by Ghirlandajo and Leonardo. But this very susceptibility to influence prevented the



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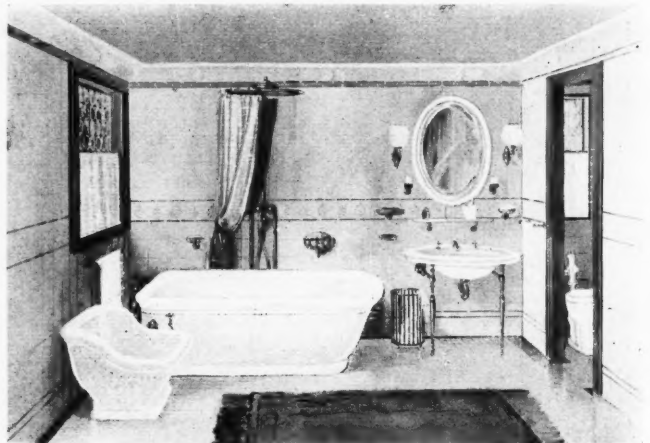
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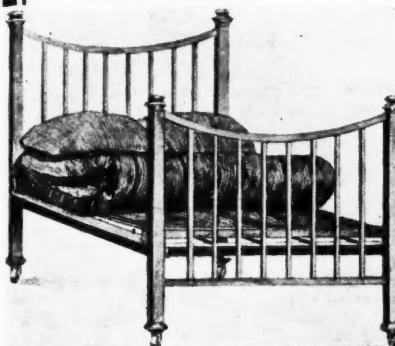
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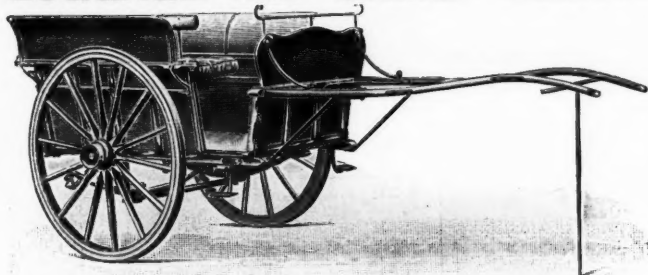
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permanence of any one influence in particular. Botticelli was a born leader. When he left the friar's atelier he is supposed to have studied under the Pollajuoli, for he is found at work in collaboration with them a year or so later. This was an atmosphere of pure realism; but, safeguarded by his training under Fra Filippo and by his own æsthetic instinct, Botticelli only gained by this purely scientific influence. It helped to prepare the way for the development of his own individuality. In 1474 he was called to Pisa to collaborate with Benozzo Gozzoli in the decoration of the Campo Santo. There is reason to believe, however, that for some reason this work was left unfinished.

Besides the various pictures Botticelli executed for the Medici, he was summoned to Rome by Pope Sixtus IV. to collaborate with Ghirlandajo, Perugino, and Cosimo Rosselli in the decoration in fresco of the newly-erected Sistine Chapel. Some idea of the excellence of this series of works may be gathered from the reproductions of the scenes from "The Life of Moses," which are given in detail in Messrs. Newnes's useful volume. Here all Botticelli's most important pictures have been carefully selected and reproduced. For an example of his work as illustrator of Dante, however, we must turn to a single reproduction of the "Paradiso," in the "Great Painter" series. This branch of Botticelli's life-work has a double interest—the

artistic and the philosophic. From the artistic standpoint his illustrations show his wisdom in realising the limitations of the art. He foresaw and avoided the pitfalls which engulfed Gustav Doré. From the philosophic standpoint they show the conceptions of a Florentine of the fifteenth century who could spend the end of his days absorbed in the study of the "Divine Comedy," and under the influence of such a mind as Savonarola's. As Walter Pater puts it: "Botticelli's interest is neither in the untempered goodness of Angelico's saints, nor the untempered evil of Orcagna's 'Inferno,' but with men and women, in their mixed and uncertain condition, always attractive, clothed sometimes by passion with a character of loveliness and energy, but saddened perpetually by the shadow upon them of the great things from which they shrink. His morality is all sympathy; and it is this sympathy, conveying into his work somewhat more than is usual of the true complexion of humanity, which makes him visionary as he is, so forcible a realist." And no doubt it is this sense of sympathy with men and women, "this middle world in which men take no side in great conflicts and decide no great causes," this character of loveliness and energy, "saddened perpetually by the shadow upon them of the great things from which they shrink," which has endeared Botticelli so profoundly and mysteriously to the present generation. E. S. S.

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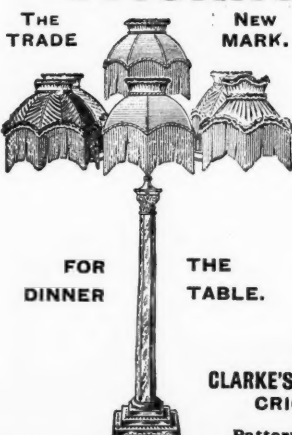
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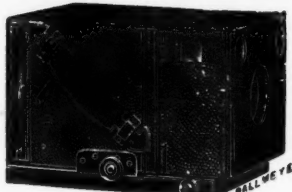
CAUTION.—Purchasers are requested to see that the Trade Mark "CRICKLITE" is upon every Lamp and Standard, also Silk and Glass Shades, as imitations are being offered.
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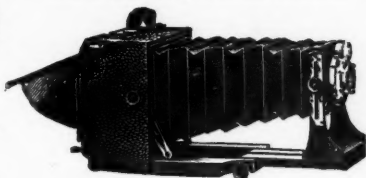
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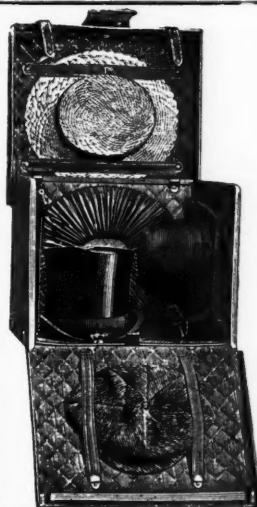
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ODDS AND ENDS.

NOTWITHSTANDING the great heat we have been enjoying during the day, the temperature at night has fallen below the freezing point several times lately. Needless to say, this state of affairs is very trying to plant life, especially to plants in greenhouses, and careful heating and ventilation is most important. It is strange how ill-adapted many of our houses are for dealing with such sudden and extraordinary changes in temperature. Often the local carpenter is employed to build a greenhouse, and he runs up a structure hideous in itself, and without any facilities for keeping the air fresh and at an even temperature; or the windows are so placed that it is impossible to avoid draughts, a thing as fatal to delicate plants as it is to human beings. It is much better and cheaper in the long run to employ a firm of builders who have made a study of building, ventilating, and heating such structures. Messrs. James Crispin and Sons have devoted a great deal of attention to this subject, and their exhibits at the Bath and West Show proved that a conservatory can be made a thing of beauty when viewed from the outside as well as a place perfectly adapted to the growing of rare and delicate plants.

THE intense heat wave which came upon us so suddenly has created a great demand for a light refreshing drink. Most non-alcoholic beverages

taken in large quantities interfere with digestion without satisfying thirst, and the effect of over-indulgence in intoxicating drinks is even more disastrous. A cooling, healthful, and refreshing drink, however, can be made by mixing a little of Carter's Concentrated Lemon Syrup with either soda-water or plain water. The syrup is made from the juice of lemons, and, of course, contains a good deal of pure citric acid. This acid not only assuages thirst, but is also beneficial in that it is a deadly enemy to many disease germs. When there is any doubt as to the purity of water, therefore, the addition of a little of this syrup makes a safe and very palatable drink.

WITH the holiday season in full swing, the new edition of a series of guide books issued by Ward, Lock, and Co. is certain to meet with a ready sale. We have received four volumes, dealing with Paris, London, the Isle of Wight, Hastings, and the surrounding districts. They are of a handy size, and can easily be slipped into the pocket and referred to when necessary. Very good maps of the district surrounding the town treated of enable the tourist to follow with the least possible trouble the instructions given as to the best excursions in the neighbourhood, and the profuse illustrations give him an excellent idea of the objects of interest worth visiting. In the letter-press there is a mine of information, ranging from the prices charged by various hotels and boarding-houses, to the history of the place and the climate to be expected.

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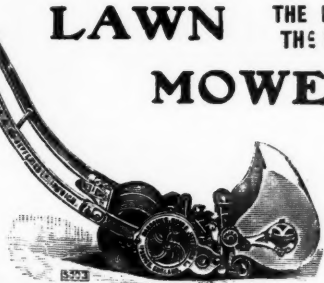
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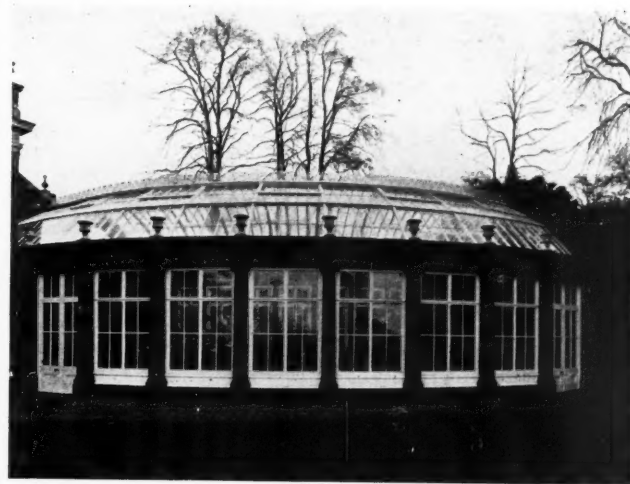


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HEATING AND VENTILATING APPARATUS.



JAMES CRISPIN, F.R.H.S. & SONS,

Nelson Street,

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J.—Without knowing to what part of South Africa you intend to go, or what sport you expect to get, it is impossible to recommend any particular dog. There is a good deal of difficulty about importing dogs, and probably you would do better to buy one there, when you find out the kind of animal used in the part of the country in which you find yourself.

HOLCUS.—The flower you send is that of a sparaxis, which is closely allied to the ixia, and requires much the same treatment. Its colouring is remarkable. No family, indeed, shows such a wonderful variety of brilliant tints, from yellow to intense crimson. If you have a warm, sunny spot, where the soil is light, you can plant the bulbs with every hope of success. Plant in November. If you wish for distinct varieties, choose such as Garibaldi, grandiflora, and tricolor, but mixtures are very good and cheap.

ENQUIRER.—You say truly "only an antiseptic preparation can protect the teeth from chemical attacks resulting from the action of bacteria." But an antiseptic will not do. One must be found that (a) will not itself injure the teeth, and so do more harm than good; (b) will not irritate the delicate

mucous membrane of the mouth, and so offer advantage to the deleterious bacteria in quest of weak points; (c) and will have something more than a momentary effect, as the teeth require not only to be cleansed but also to be protected against attack. The only known preparation fulfilling all these requirements is Odol. You can procure it from any chemist.

DOUGLAS PAISLEY.—1. When a ferret has been badly mauled by rats, unless he is an exceptionally "well plucked 'un," it is better not to try him with rats again for some time; and if he does not care to tackle the enemy then, the best thing to do is to use him for rabbits. Sometimes the expedient of drawing a rat's teeth and putting him in a hutch along with the ferret enables the latter to regain his lost courage, but the practice is cruel and unsportsmanlike, and seldom proves entirely successful. 2. Many books and articles on the subject have been published. "Ferrets," by Nicholas Everett (A. and C. Black), is one of the best, but in this, as in other things, an ounce of practice is worth a pound of theory. You will learn more by working and handling ferrets for one week than by reading all the books ever written about them. 3. We have never known a ferret which was really good for both rats and rabbits, and, of course, it is impossible for us to recommend a dealer. Apply to the nearest gamekeeper, who will most probably have a good strain, but as much depends on the rearing and training of young ferrets as on the breeding. A ferret ought first to be thoroughly tamed, and this is best accomplished by making it a pet; then it should be properly entered to the quarry which it is intended to hunt, and care should be taken that it is not disappointed in its first essay. It ought to have blood, but should not be called upon to face an old rat at first.



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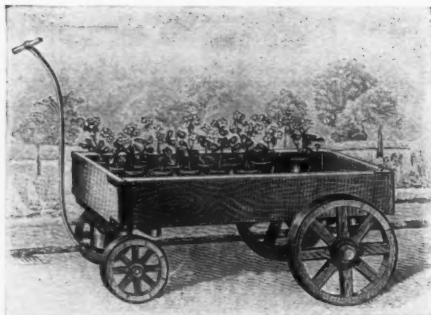
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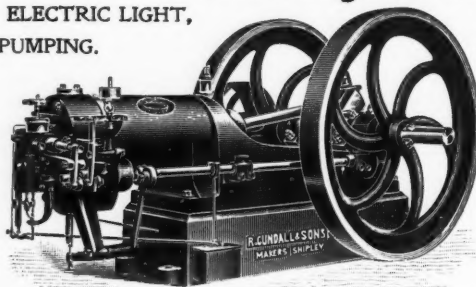
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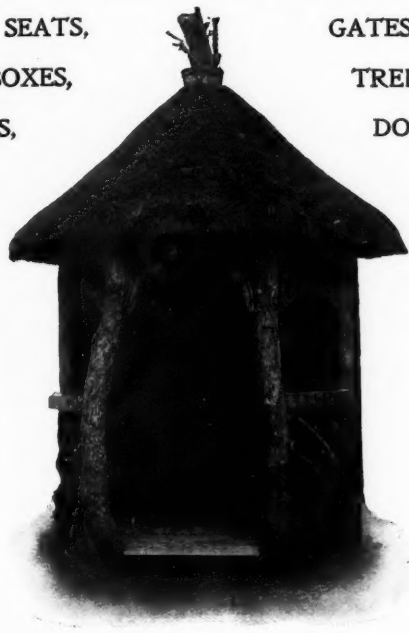
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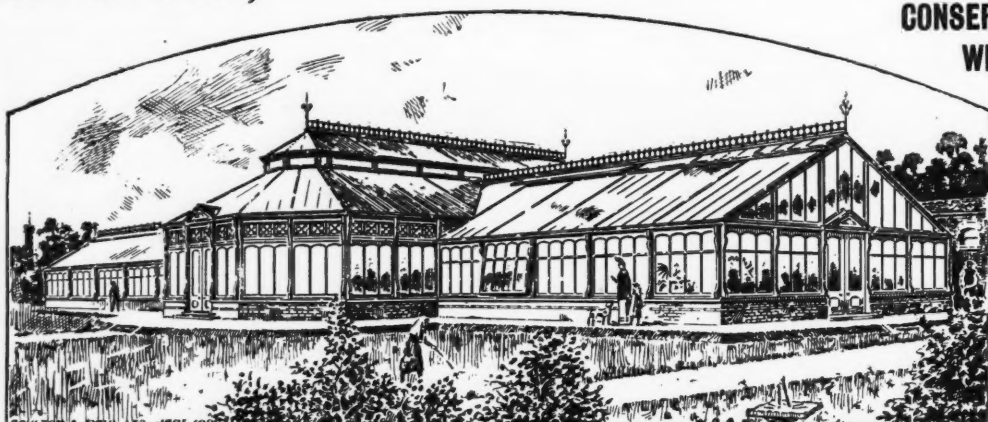
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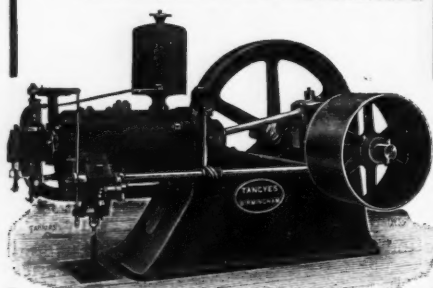
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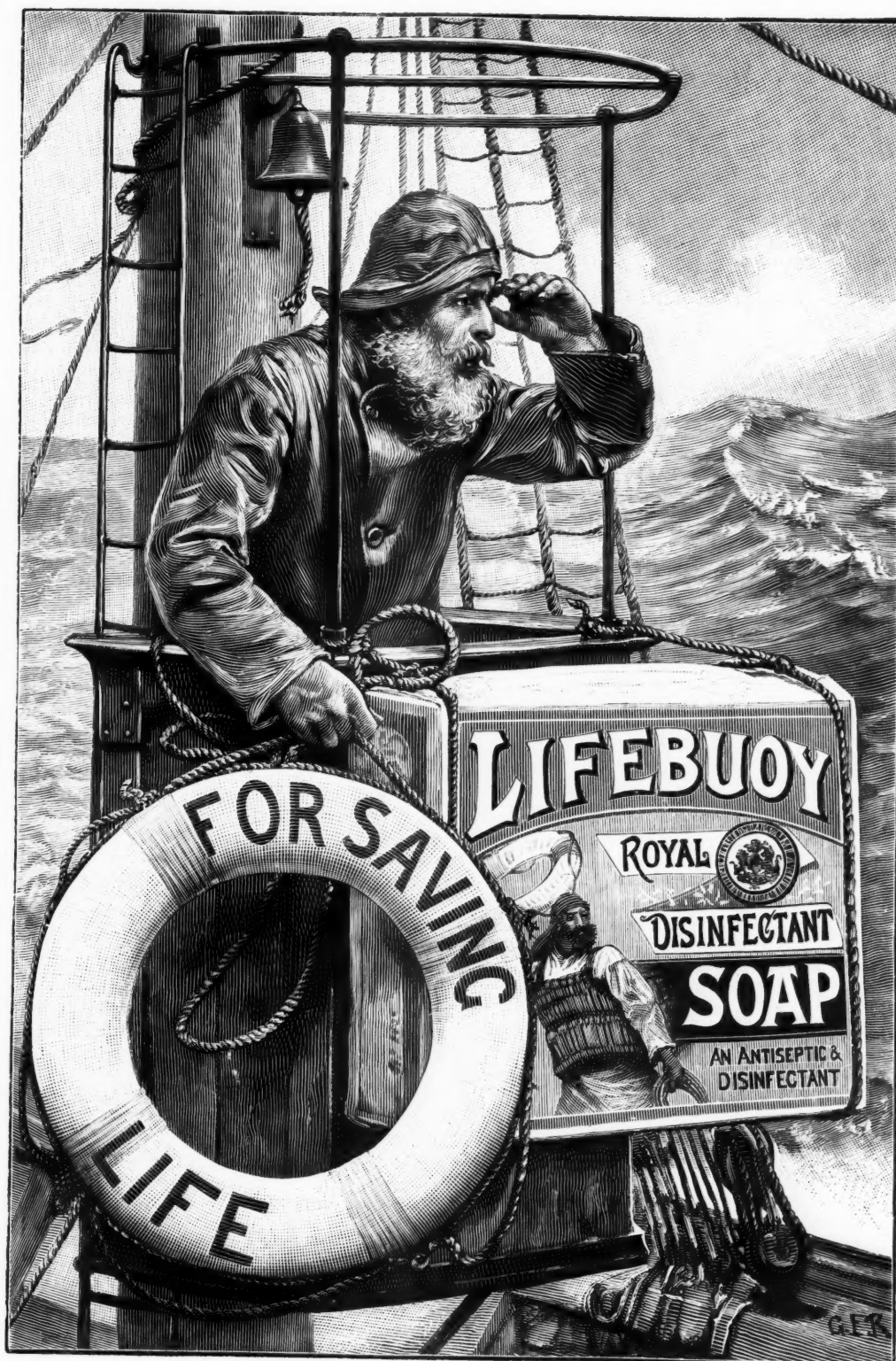
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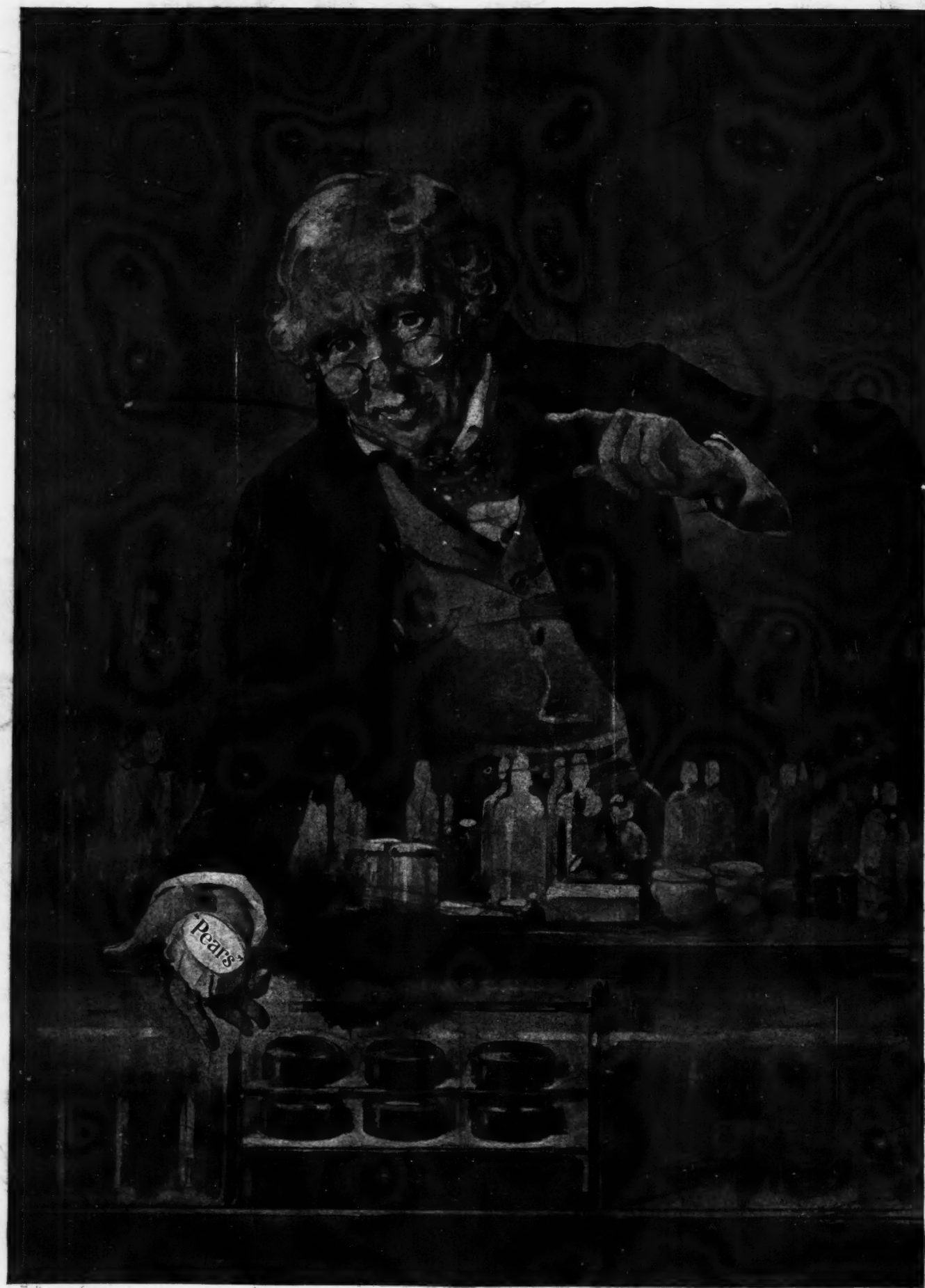
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